

SALE - Casa Tunich



📍 BARRIO SANTIAGO, MÉRIDA YUCATÁN



\$6,550,000 MXN EQUIPPED

Características:

🏠 200 m2	🏠 205 m2
🛏 2 Recámaras	🚗 0
🚿 2.5 Baños	🪜 2
📏 4.4 x 41.3 m	🌊 Si

Property description:

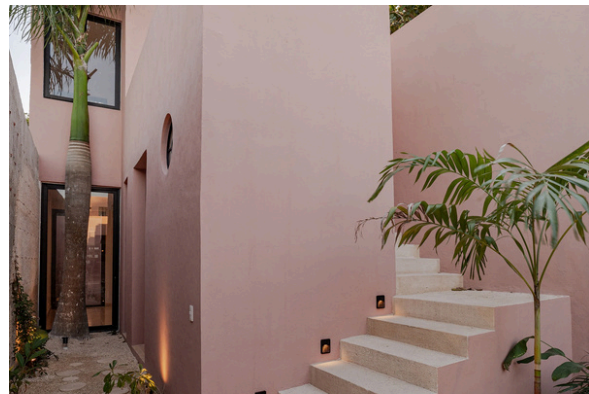
Located in a prime area, just a few steps from Santiago Park and the Main Square, this spectacular residence achieves an exceptional fusion of history, architecture, and contemporary design. Designed and built by Workshop, a prestigious and award-winning architecture firm, the property carefully preserves original elements that harmonize with modern lines, fine materials, and impeccably executed details.

Each space has been conceived to surprise, respecting the essence of the home while transforming it into a sophisticated and timeless experience.



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- **Location:** Santiago Neighborhood, Downtown Mérida.
- **Nearby Amenities:** Restaurants, bars, pharmacies, public transportation, public parks, and schools.
- **Infrastructure and Development:** The street is paved and has street lighting, JAPAY water service, sewer service, and a fiber-optic network.
- **Condition:** New home.
- **Orientation:** North-South.
- **Payment Options:** Personal funds and bank loan.
- **Condition:** New.

SPACE DISTRIBUTION

GROUND FLOOR

- Living Room
- Kitchen
- Half Bath
- Outdoor Dining Area
- Pool
- Master Bedroom with Bathroom and Walk-in Closet
- Utility Room
- Laundry Area

UPPER FLOOR

- Covered outdoor terrace
- Second bedroom with bathroom and balcony
- Bedroom that can be used as a TV room or home office

EQUIPMENT

- Thermotek Waterproofing
- Wells, water tank, and biodigester
- 3,400-liter cistern
- Pool filling pump
- Interior cabinets made of cedar and caobilla wood in the kitchen
- Interior cedar paneled doors
- European-style 80 Series window and door frames in black
- Fans
- Air conditioning vents
- Bathroom cabinetry
- Single-handle faucets and showerheads
- LED lighting
- 60-liter electric water heater
- Stainless steel sink
- Custom-made Durock range hood
- Lighting for the facade, planters, and pool
- Screen doors

**Price and availability are subject to change without prior notice. The price does not include closing costs, appraisal fees, or maintenance fees. Prices may vary depending on availability or purchase terms. See terms and conditions; restrictions apply.*

