

AFIORA

T U L U M





Welcome home



Aflora is a
community
created
for you

*A portal connecting
modern convenience
with timeless elegance.*

*We invite you to
discover a unique living
experience surrounded
by art and nature.*





A world of magic

Become inspired by the natural beauty of the jungle, living in harmony with the environment

Nestled amidst lush jungle with access to private parks, swimming pools, elevators, and rooftop gardens, Aflora offers the finest in Tulum living.





A place where ideas are born and inspiration awakens

Become a local in our global community

*A tribe of unique individuals with
a common goal of mindful living*

*Aflora sits on a lush 3-hectare site less
than 2 km to the beach inside the prime
neighborhood of Aldea Zama.*



ALDEA ZAMÁ

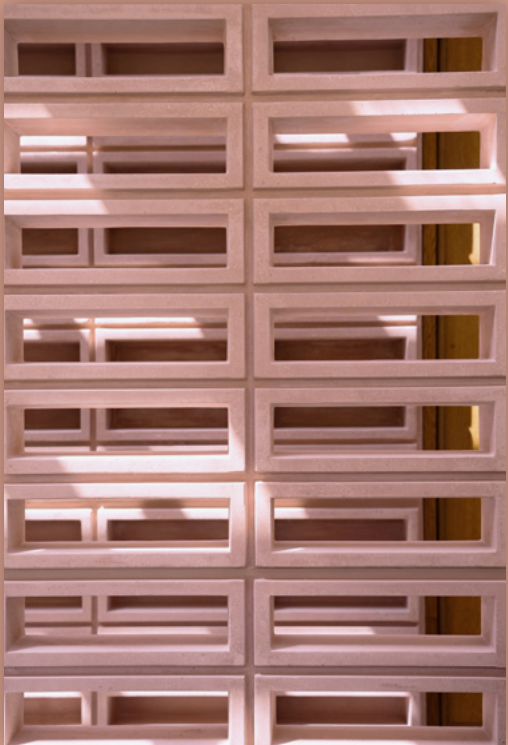
- 🕒 Eco-efficient appliances
- 🕒 Solar Energy
- 🕒 Low density community
- 🕒 Permeable Trails
- 🕒 Green Terraces
- 🕒 Recycling and Composting
- 🕒 Native landscaping
- 🕒 Passive Solar Design
- 🕒 Jungle Preservation Areas





Aflora provides
a sanctuary
for creation,
inspiration, and
introspection

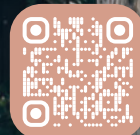
*From sculptural architecture,
designed in harmony with
nature, to timeless interiors
that delight the senses.*



Our Residences



*WONDER
LOFT
VILLAGE*



Connect, grow, flourish

Our lofts were designed for travelers
looking for a meaningful stay

*Luxury and comfort meet in our Wonder Loft Village,
where every detail has been carefully crafted to create
an unparalleled short-stay experience.*

*With 68 stylish and thoughtfully designed units,
our Loft Village offers a unique blend of comfort,
sophistication, and functionality.*












LOFT

Interior: 362.52 ft² / 33.68m²

Exterior: 76.11 ft² / 6.70m²

Total: 434.64 ft² / 40.38m²

-  One Bedroom
-  Dining Area
-  Full Bathroom
-  Kitchen
-  Terrace





MAGIC APARTMENT TOWERS

A secluded community
focused on luxury living

*Experience ultimate comfort and
relaxation in our spacious living
areas, beautifully designed to cater to
your every need.*





ONE BEDROOM



GARDEN HOUSE

Interior: 782.53 ft² / 72.70 m²

Terrace: 97.84 ft² / 9.09 m²

Exterior: 224.10 ft² / 20.82 m²

Total: 1,104.48 ft² / 102.61 m²



STANDARD

Interior: 782.53 ft² / 72.70 m²

Terrace: 97.84 ft² / 9.09 m²

Total: 880.38 ft² / 81.79 m²



PENTHOUSE

Interior: 785.01 ft² / 72.93 m²

Terrace: 97.84 ft² / 9.09 m²

Exterior: 789.10 ft² / 73.31 m²

Total: 1,671.95 ft² / 155.3 m²



THREE BEDROOM



GARDEN HOUSE

Interior: 1,471.39 ft² / 131.68m²

Terrace: 175.77 ft² / 16.33m²

Exterior: 758.53 ft² / 70.47m²

Total: 2,351.69 ft² / 218.48m²

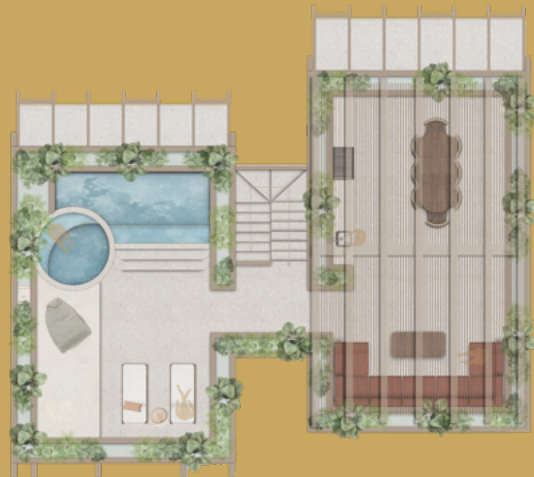
STANDARD

Interior: 1,415.23 ft² / 131.48m²

Terrace: 175.88 ft² / 16.34m²

Total: 1,591.11 ft² / 147.82m²





PENTHOUSE

Interior: 1,412.44 ft² / 131.22m²

Terrace: 175.77 ft² / 16.33m²

Exterior: 1,450.00 ft² / 134.71m²

Total: 3,038.22 ft² / 282.26m²



LUXURY COLLECTION

Enjoy enormous spaces designed for year-round living, bespoke furniture, handcrafted decor, and carefully selected materials that adorn your space, ensuring a memorable and comfortable experience.



TWO BEDROOM LUXURY

Interior: 1,506.40 ft² / 139.95m²

Terrace: 195.36 ft² / 18.15 m²

Total: 1,701.77 ft² / 158.10 m²



THREE BEDROOM LUXURY

Interior: 2,124.90 ft² / 197.41m²

Terrace: 273.61 ft² / 25.42m²

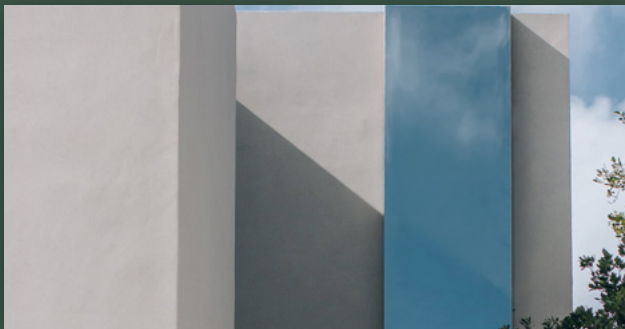
Total: 2,398.52 f / 222.83 m²

ESSENCE LUXURY VILLAS

Welcome to the most
exclusive residences in Aflora

Tailor-made private homes that provide spacious interiors, majestic gardens, ample pools, and unmatched views while enjoying access to all the amenities and conveniences of Aflora.





ESSENCE LUXURY VILLAS

Interior: 2,501.96 ft² / 232.44m²

Terrace: 625.38 ft² / 58.10m²

Exterior: 1,611.03 ft² / 149.67m²

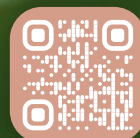
Total: 4,738.38 ft² / 440.21m²



***Ask your agent about our villa options**



AMENITIES




















15 unique amenities surrounded by jungle

Our community offers endless opportunities for inspiration, activation, fitness, leisure, and introspection.



Enjoy the seclusion
of our protected
jungle habitat

- 
-  Wellness Lagoon
 -  Panza Dining & Bar
 -  Bath House Spa & Temazcal
 -  Sunset Tower Lobby
 -  Wellness Tower
 -  Coworking Lounge
 -  Semi-olympic Pool
 -  Infinity Pool
 -  Climbing Wall
 -  Acrobatic Practice Area
 -  Sculpture Garden
 -  Kids Playground
 -  Hanging Net
 -  Hammocks & swings

Aflora offers access to the finest wellness experiences in Tulum

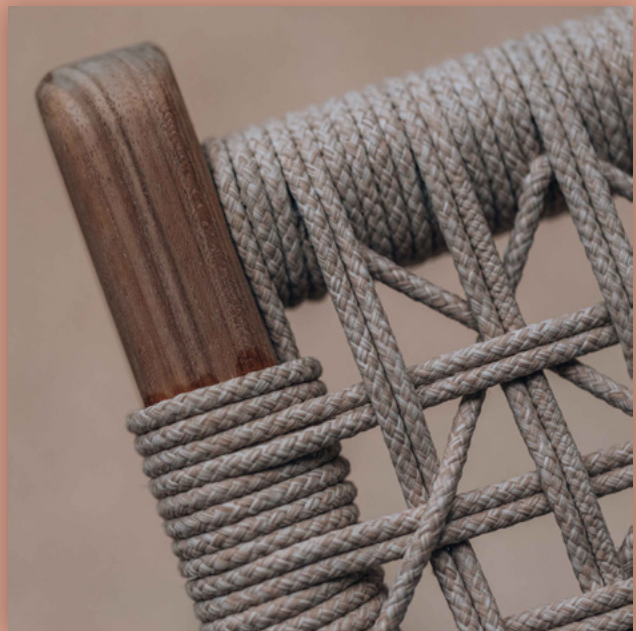
Enjoy a state-of-the-art Bathhouse filled with unique offerings. From our one-of-a-kind floatarium to our world-class holistic treatments.



Bespoke Design

Hand-Crafted Furniture & Decor

*From the workshops of Mexico's
finest artisans to your home, Aflora
provides handcrafted interiors with
timeless quality and appeal.*





Each texture and material has been carefully selected for quality, comfort, and individuality.

Aflora showcases the beauty and charm of Mexico's artistic soul, offering unique elements and custom pieces designed to complement our exclusive style.

Handpicked Materials

Designed to impress,
built to last

Aflora is mindfully constructed with high-end materials designed to complement our unique tropical climate.

Aflora exudes modern elegance and sophistication with unique COP microcement finishes, providing a timeless natural look throughout our residences.

Aflora features high-quality aluminum sliding doors and windows, making your home more energy efficient and provide superior noise reduction and security.

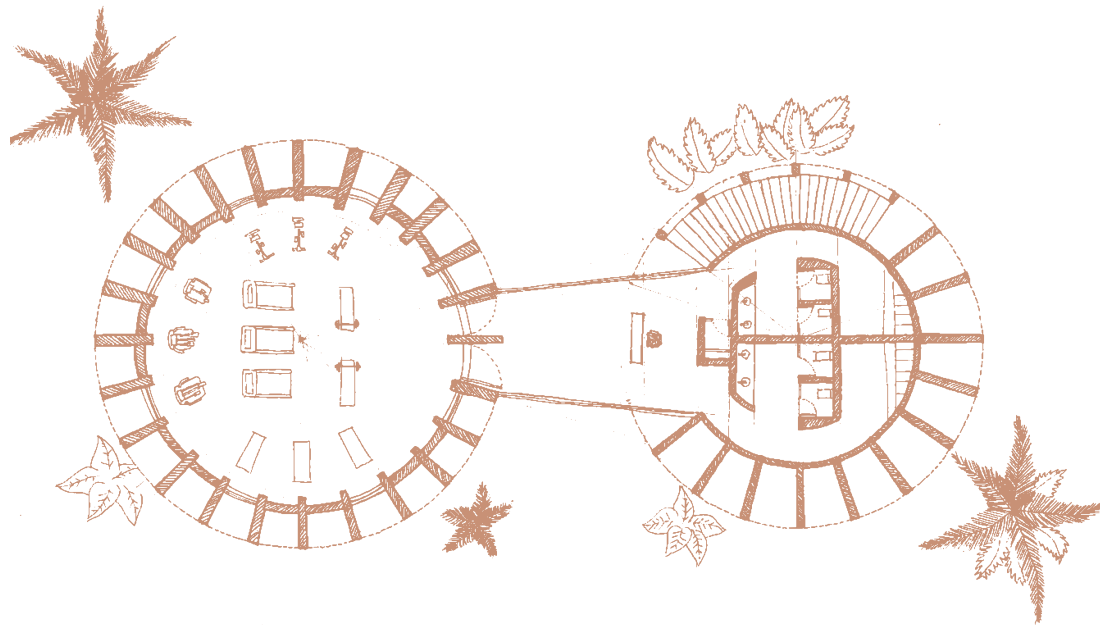
Rosa Morada wood accents add an extra touch of warmth and natural beauty to your living space, creating a calm and inviting atmosphere.

The unique mineral-based exterior finish, Corev, provides exceptional look and feel; These top-of-the-line construction materials and finishes ensure Aflora is a wise and sustainable choice for your lifestyle and the environment.





Who we are



We invite you to feel inspired, to get
your hands dirty and your toes sandy,
create your art, connect with your food
and heal yourself

We curate an international community of creative
residents to gather, learn, and exchange wisdom and
skills in an ecologically-mindful environment

Aflora has grown from the dream and creative vision of Mexican artist Maxine Nienow and Californian hospitality-industry veteran Ian Russell whose beliefs in sharing magic, wonder, and exploration through artful experiences brought them

to the Caribbean jungles of Tulum. Partnered with iconic development firms LUXMA and Shangri-la, Aflora is a unique project that embodies the magic and wonder of the dynamic yet timeless spirit of Tulum.

Our story is told through the works of our many creative collaborators and partners.

CEO & Creative Director

Maxine Nienow



Hospitality Director

Ian Russell



Architecture and Design

Bibiana Huber



B|HUBER

Alberto Tacher



TACHER
ARQUITECTOS

Carlos Marin

Pedro Fernandez



SUDOCC

Francia Rábago




WORLD BY HAND

Marina Rocarols



ROCAROLS  STUDIO

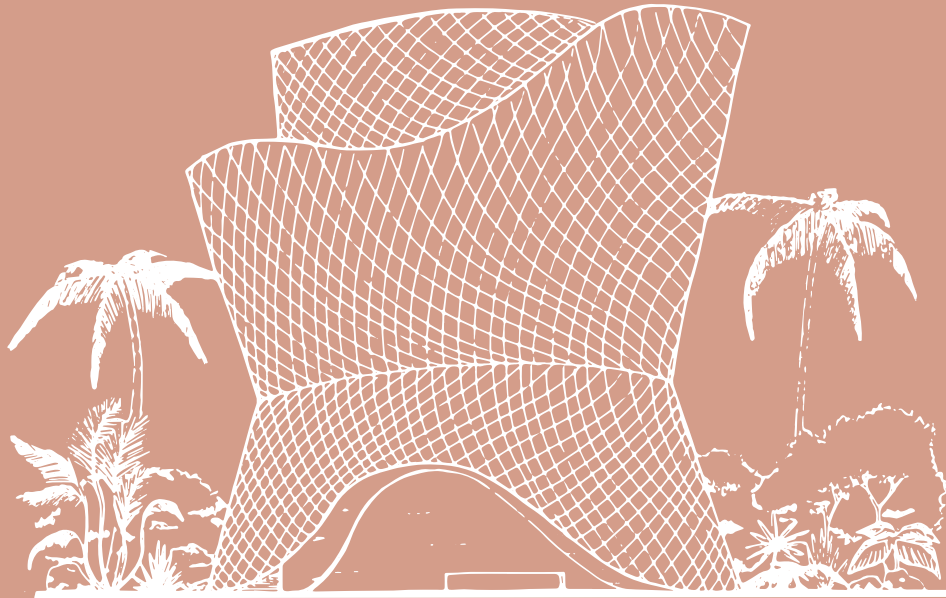
Developers

SHANGRI-LA

 **Luxma**



ELITE ALLIANCE[®]



Introducing Aflora's in-house Rental Management and Exchange program provided by Elite Alliance.

Ownership at Aflora allows you to generate passive income and experience an unmatched lifestyle of luxury travel through Elite Alliance's robust, hassle-free rental program focused on maximizing owner rental returns.

With three decades of industry experience, Elite Alliance stands as one of the most sought after partners among experiential luxury real estate

developers and operators worldwide. Their team of experts is world-renowned for pioneering world-class developments by providing new concepts and expertise resulting in over \$1B USD in sales.

Their internationally established brand has created a seamless integration of real estate, operations, and exchange privileges for an elite list of prestigious developments around the globe.



Join our community

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afloratulum.com

