



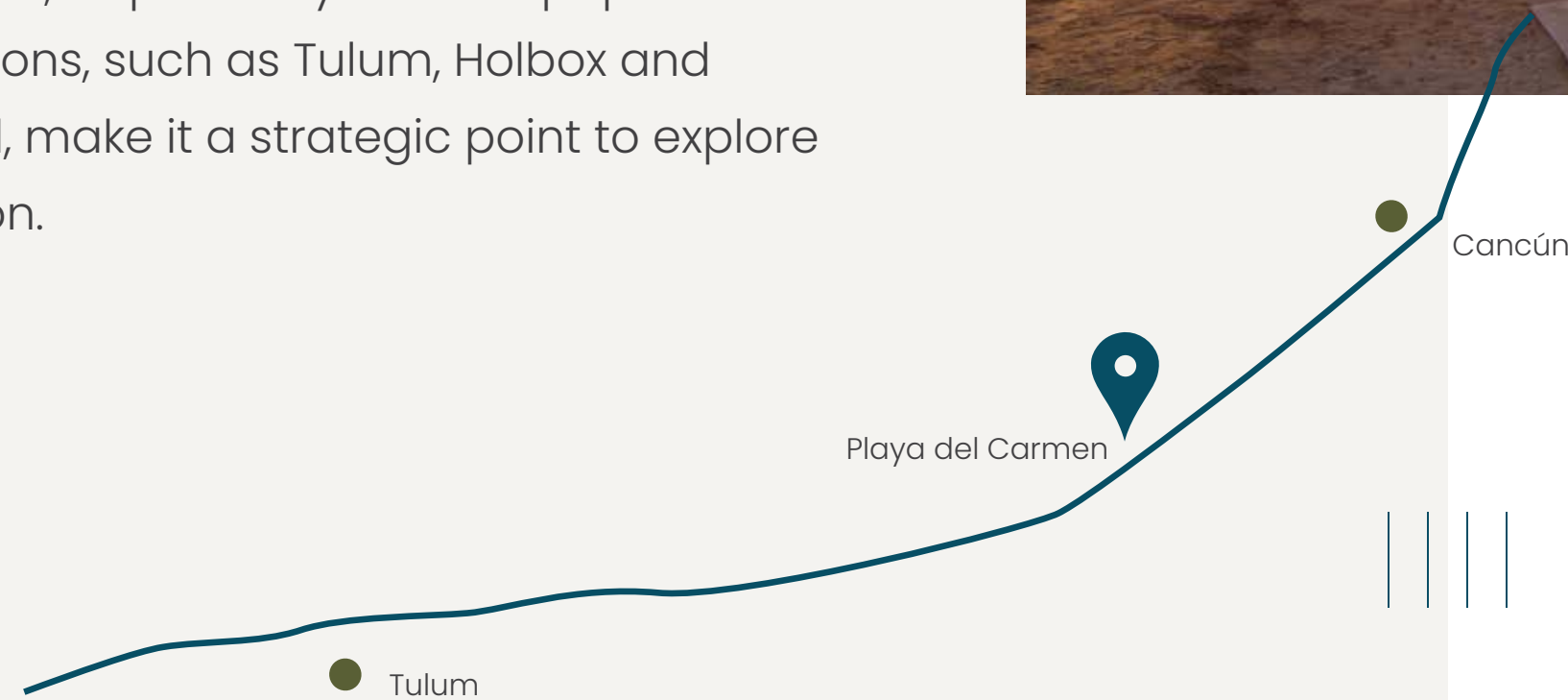
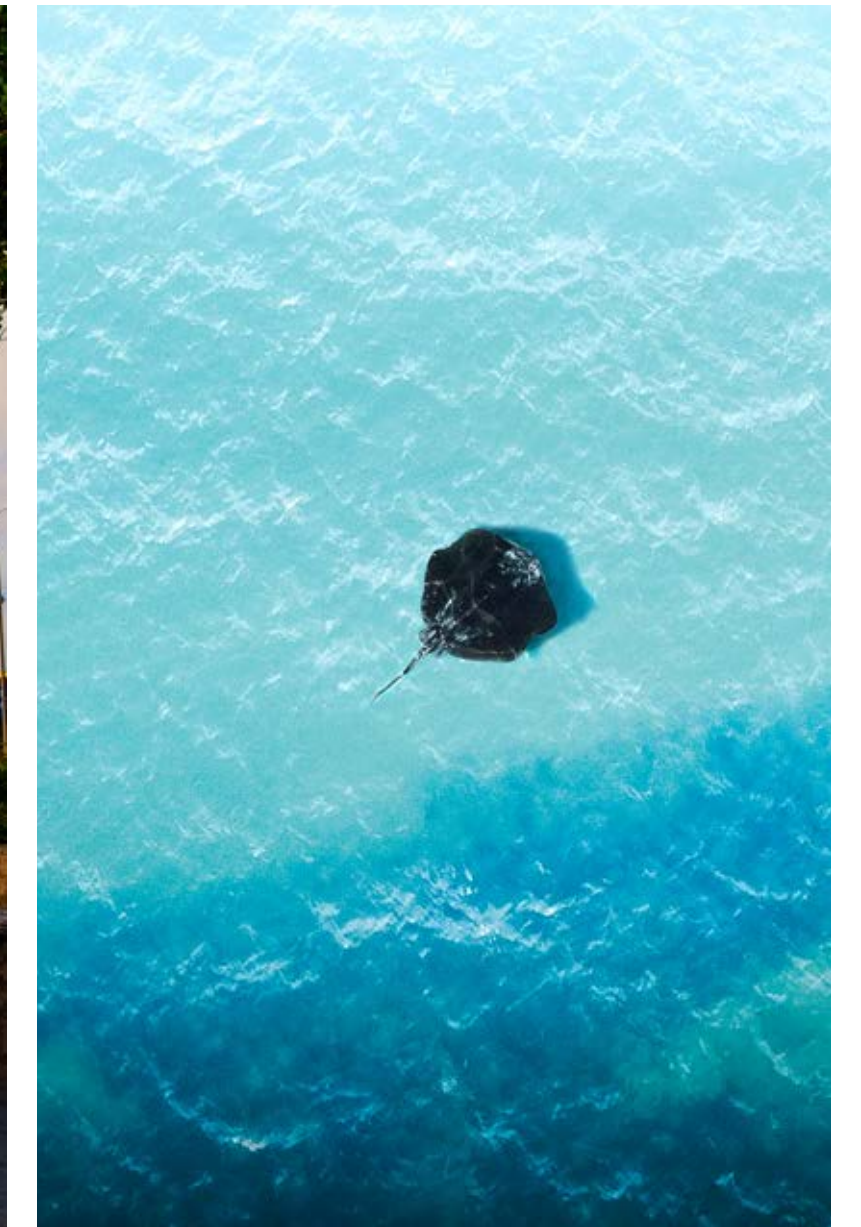
AKBAL
Studios & Apartments

01.

A unique experience

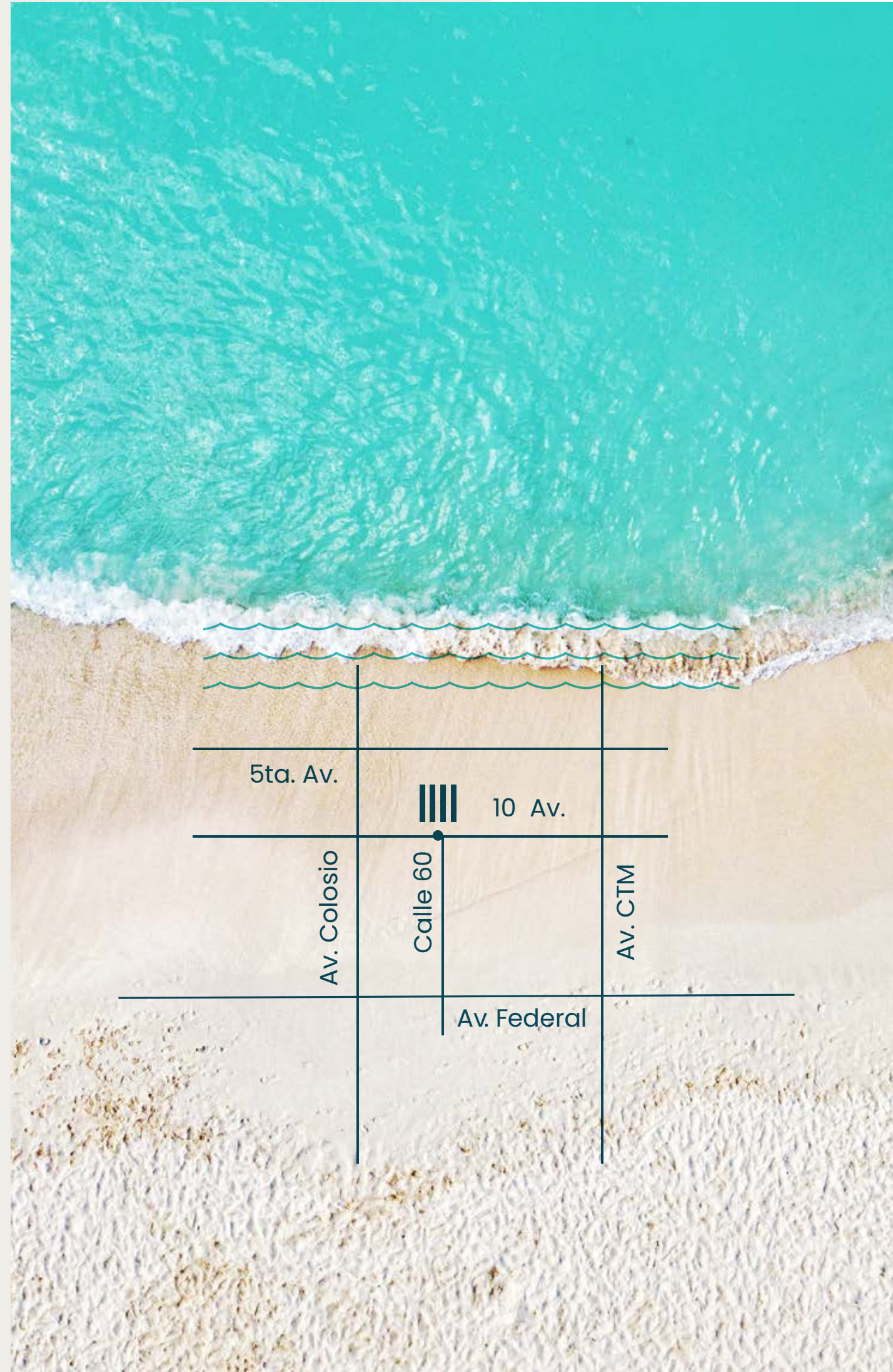
Playa del Carmen offers a unique combination of natural beauty, crystal clear waters and white sand beaches, making it a tropical paradise for sun and sea lovers.

In addition, its proximity to other popular destinations, such as Tulum, Holbox and Cozumel, make it a strategic point to explore the region.



It is located approximately 45 minutes south of Cancun International Airport, making it easily accessible to visitors.

Playa del Carmen is a vibrant and fascinating destination that combines the natural beauty of the Caribbean with a diverse and sophisticated tourism and entertainment offer, making it a unique place to visit and enjoy.



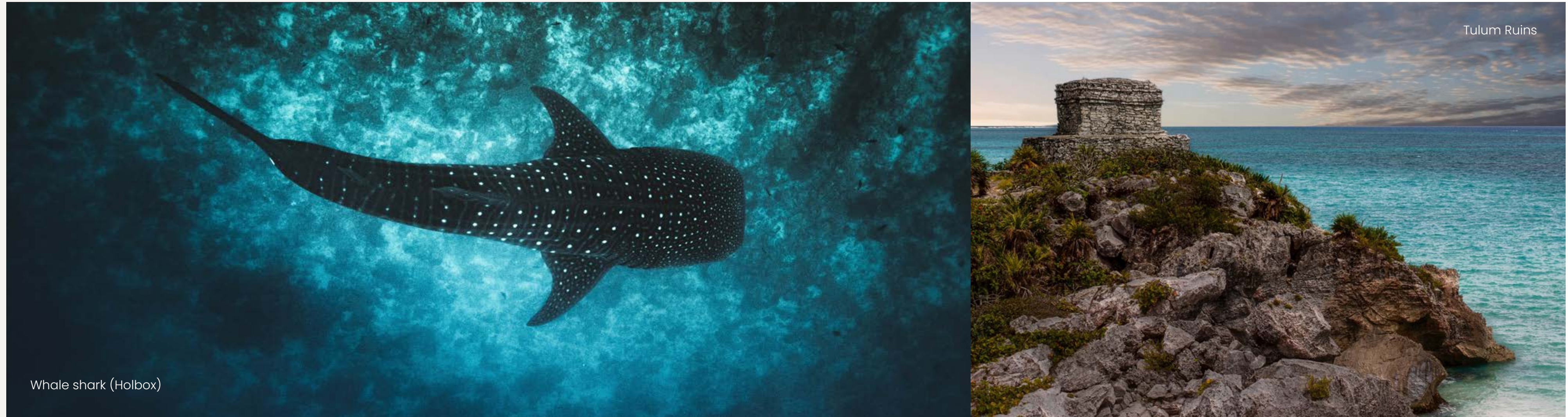
02.

Location intelligence

AKBAL is located one block from the famous 5th. Avenue. The side streets of the complex take us to the most beautiful beaches, which are Playa Paraíso and Playa Pelicanos, which are the favorites of the people of Playa. That is why we project AKBAL on this beautiful place because it has become a very attractive tourist destination for investment.



03.



Whale shark (Holbox)

Tulum Ruins

Discover the perfect location



If you're looking for a more relaxed, bohemian vibe, head 35 minutes south and you'll reach Tulum, famous for its crystal-clear beaches and Mayan ruins on the coast. Do you prefer to explore further afield? In just 5 minutes, you will be at the first toll booth that will take you to destinations such as Mérida, Holbox or Chichen Itzá, full of history and culture.

AKBAL, you will not only have a dream home, but also the comfort of being close to the most iconic destinations of the Riviera Maya. Come and discover the perfect location to live your dreams!



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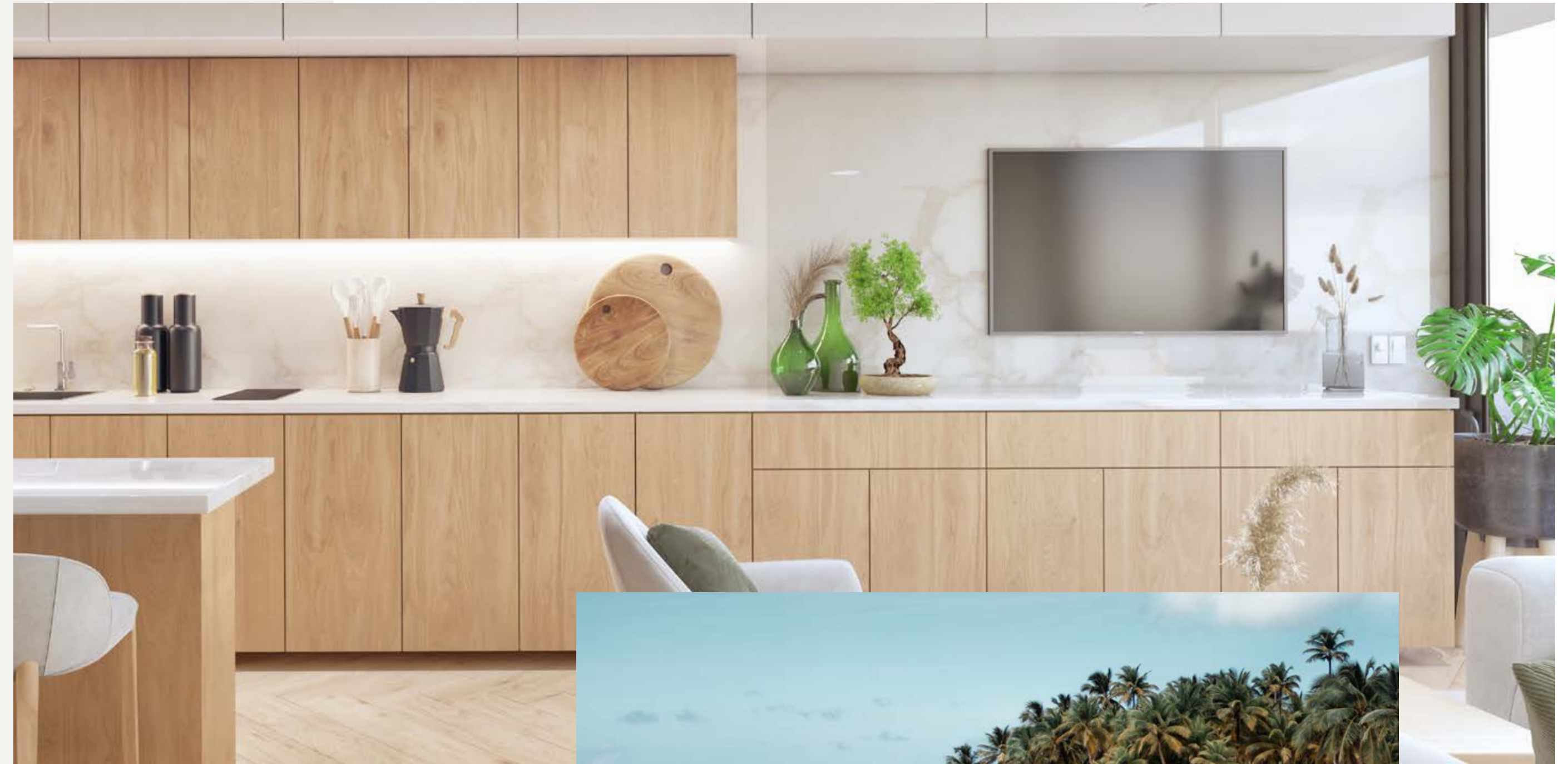
Welcome to our exclusive residential development with unique characteristics in the Riviera Maya. Here, you will find a place that combines the comfort of home with the benefits of a luxury resort. **We have a total of 22 units**, each designed to provide maximum satisfaction to our residents.

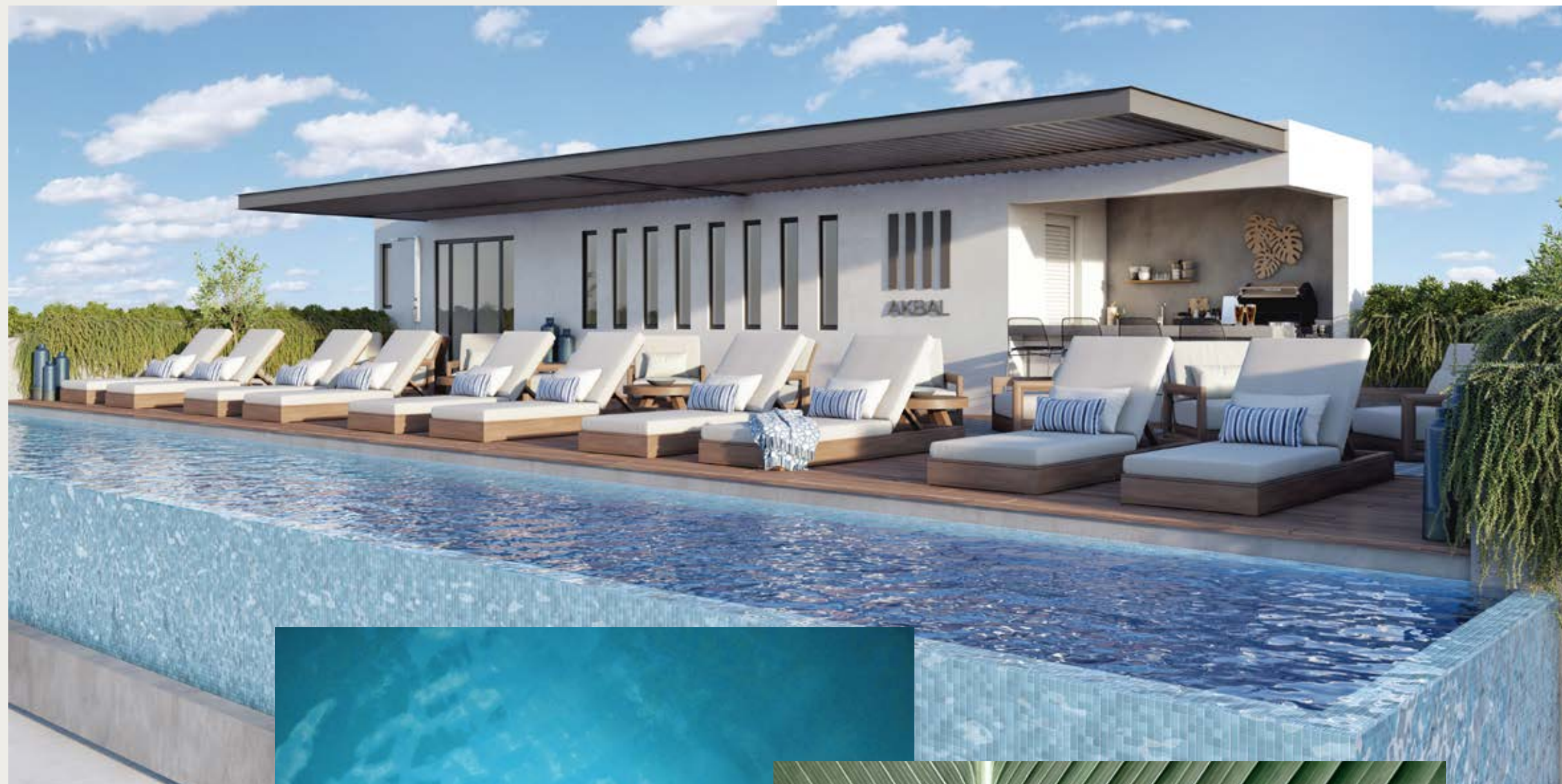
Concept

04.

Each apartment has been carefully designed to offer a worry-free living experience.

From the moment you enter, you will feel the warmth and comfort that we have prepared for you and the selected details will give you the feeling of *refuge, comfort and elegance.*





05.

Wide spaces

Discover our amazing amenities, designed to provide maximum well-being and entertainment to our residents. Immerse yourself in our social areas, where coexistence comes to life. Our infinity pool, with its lounge chairs, invites you to spend relaxing afternoons in the sun.

For lovers of good food and the outdoor atmosphere, we offer a fully equipped barbecue area. Here, you can spend the entire day surrounded by lush tropical vegetation, creating a perfect environment to relax and enjoy the warm days of the Riviera Maya.



05.



Your space, your style

In addition to rest and relaxation amenities, We have also created a space dedicated to your physical well-being. Our modern gym, equipped completely, it gives you the opportunity to stay in shape without leaving home.

Also, we have created an exclusive space for lovers of the good life and company. Our elegant Speakeasy Bar is the perfect place to share and enjoy unforgettable moments with your friends and loved ones.

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Amenities



LOBBY



SECURITY



GYM



ROOF GARDEN



SUNBED



ELEVATOR



SPEAKEASY BAR



WIFI



BBQ



INFINITY POOL



COMMERCIAL
AREA



Advantages

Near 2 public beach accesses

A few steps from the 5th. Avenue

Close to restaurants, shopping centers, supermarkets, convenience stores, pharmacies

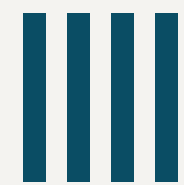
Better and greater capital gains

Located on one of the most important avenues in Playa del Carmen



Regardless of the type you choose, each of our apartments has been designed to be comfortable and functional, the spaces have been optimized to offer you an experience of harmony and well-being.

THE LIFE YOU HAVE ALWAYS DREAMT OF



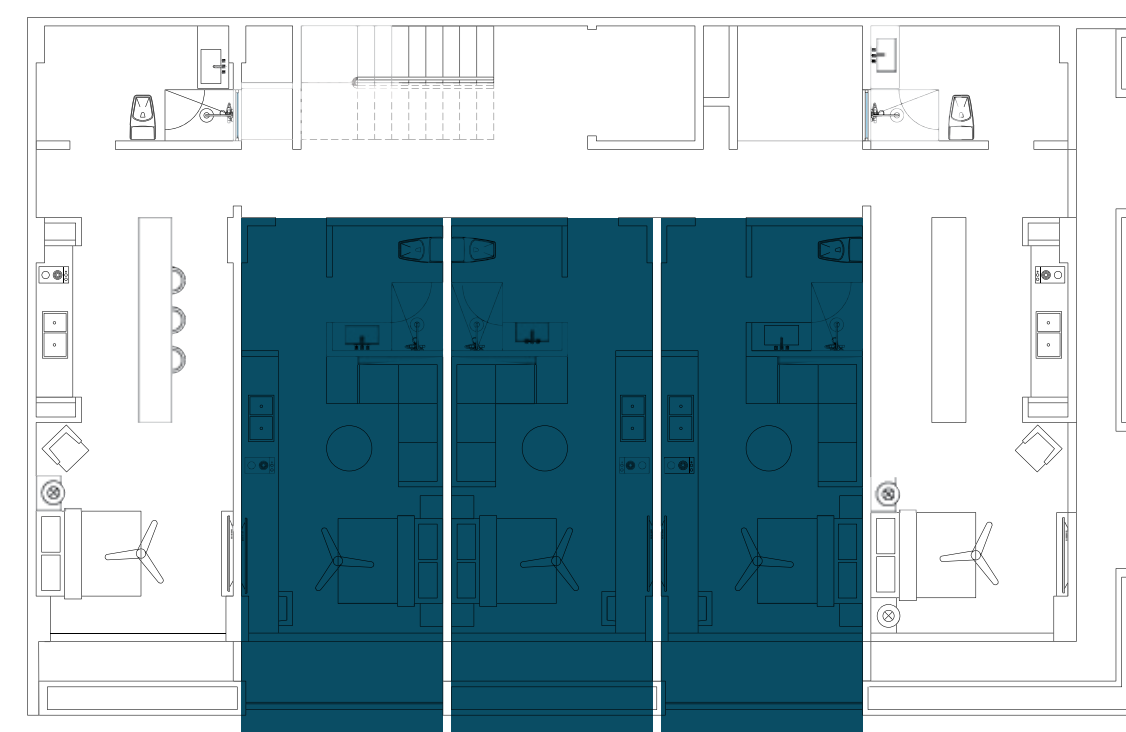
STUDIO TIPO A

Surface: 32.47 m²

- Frigobar
- kitchen with service bar
- Electric stove
- Space for washer dryer equipment
- Fully equipped bathrooms with tempered glass in the shower
- Wooden closet doors
- Garden balcony
- Mini-split air conditioners**
- Independent installation for internet services
- Sliding windows with aluminum frame



*Location on 1st, 2nd and 3rd level.



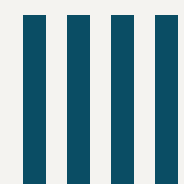
12 studios
available

- 3 in first level
- 3 in second level
- 3 in third level
- 2 on fourth level
- 1 in fifth level



*Location restrictions apply, subject to availability. The surface may vary by a few m².
** Model and brand subject to availability and capacity may vary depending on location.





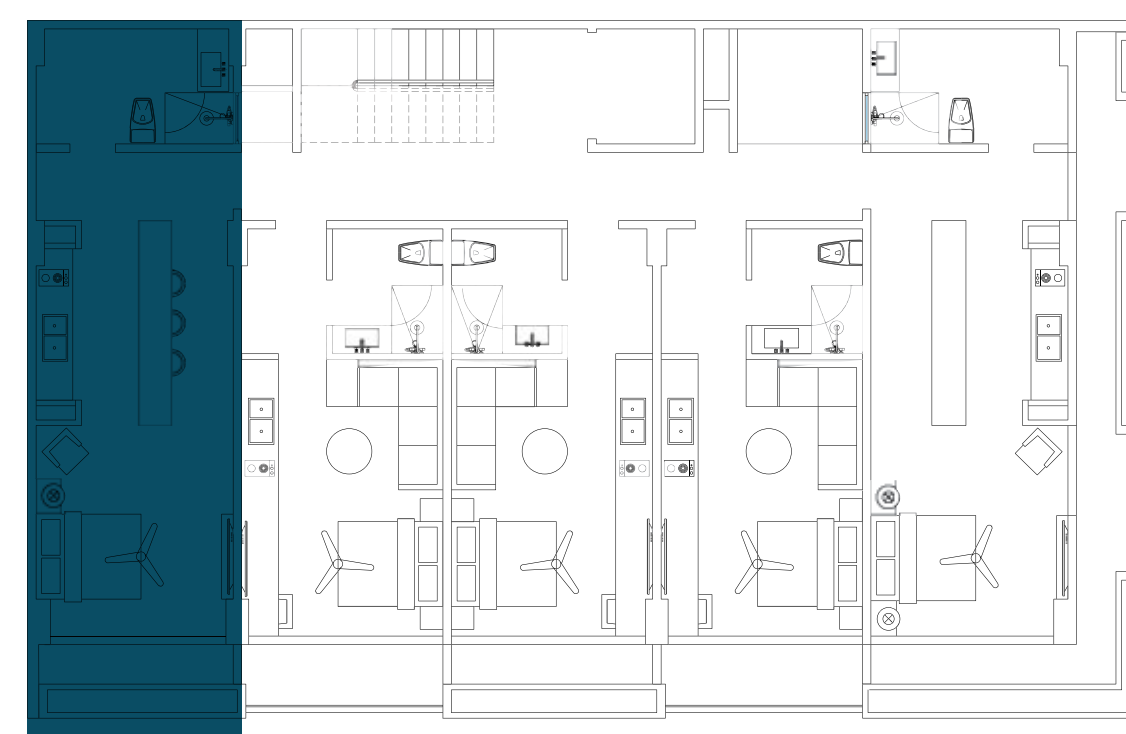
STUDIO TIPO B

Surface: 45.51 m²

- Frigobar
- kitchen with service bar
- Electric stove
- Space for washer dryer equipment
- Fully equipped bathrooms with tempered glass in the shower
- Wooden closet doors
- Garden balcony
- Mini-split air conditioners**
- Independent installation for internet services
- Sliding windows with aluminum frame



*Location on 1st, 2nd and 3rd level.



10th. Avenue

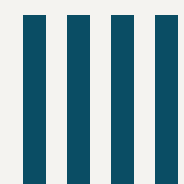
60th. Street

4 studios available

- 1 in first level
- 1 in second level
- 1 in third level
- 1 in fourth level



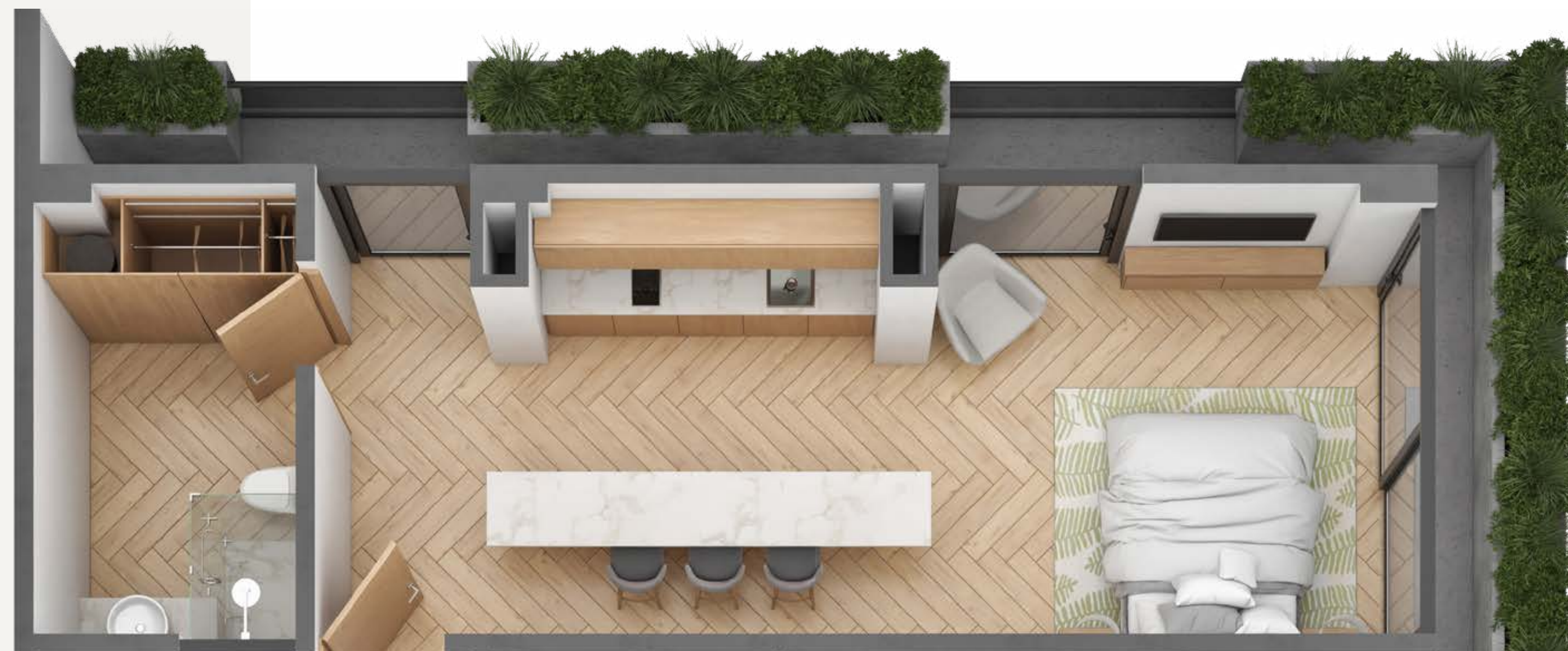
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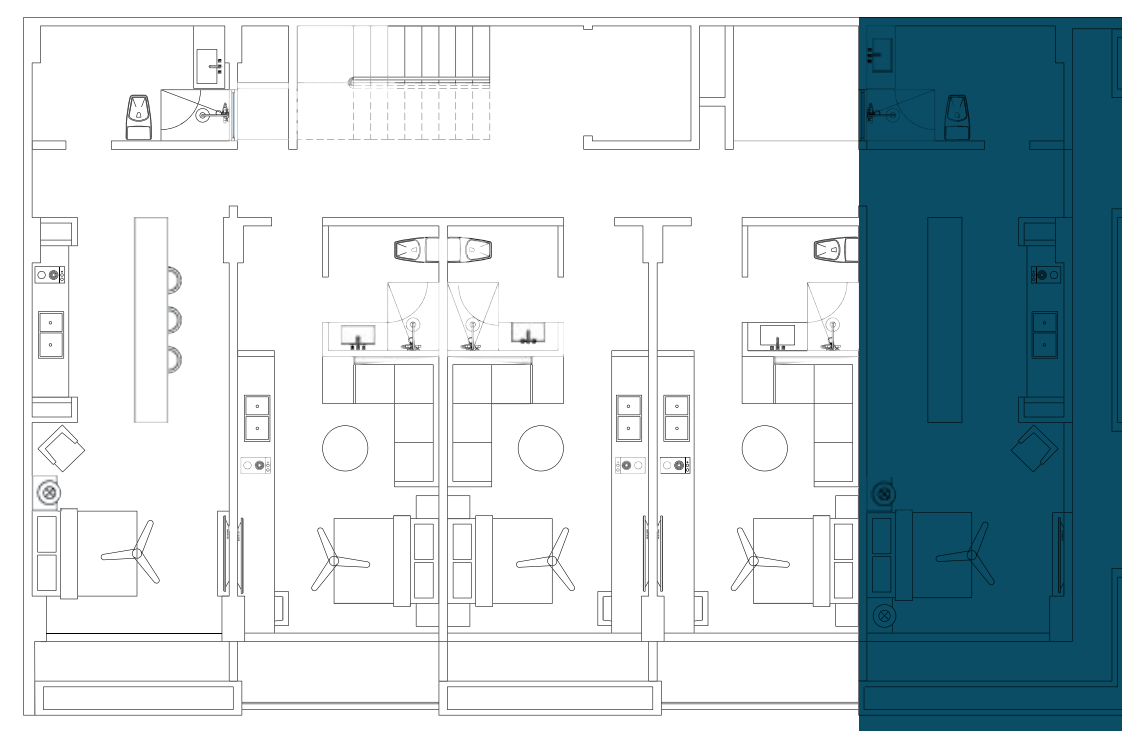
STUDIO TIPO B PLUS

Surface: 60.32 m²

- Frigobar
- kitchen with service bar
- Electric stove
- Space for washer dryer equipment
- Fully equipped bathrooms with tempered glass in the shower
- Wooden closet doors
- Garden balcony
- Mini-split air conditioners**
- Independent installation for internet services
- Sliding windows with aluminum frame



*Location on 1st, 2nd and 3rd level.



10th. Avenue

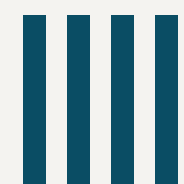
60th. Street

3 studios available

- 1 in first level
- 1 in second level
- 1 in third level



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DEPARTMENT 2 BEDROOMS TIPO C

Surface: 77.88 m²

- Frigobar
- kitchen with service bar
- Electric stove
- Space for washer dryer equipment
- Fully equipped bathrooms with tempered glass in the shower
- Wooden closet doors
- Garden balcony
- Mini-split air conditioners**
- Independent installation for internet services
- Sliding windows with aluminum frame



*Location on the 5th level.



10th. Avenue

60th. Street

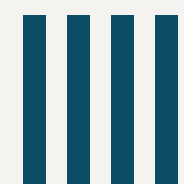
1 apartment available

- 1 in fifth level



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DEPARTMENT 2 BEDROOMS TIPO C PLUS

Surface: 93.42 m²

- Frigobar
- kitchen with service bar
- Electric stove
- Space for washer dryer equipment
- Fully equipped bathrooms with tempered glass in the shower
- Wooden closet doors
- Garden balcony
- Mini-split air conditioners**
- Independent installation for internet services
- Sliding windows with aluminum frame



*Location on the 4th and 5th level.



10th. Avenue

60th. Street

2 apartments available

- 1 in fourth level
- 1 in fifth level



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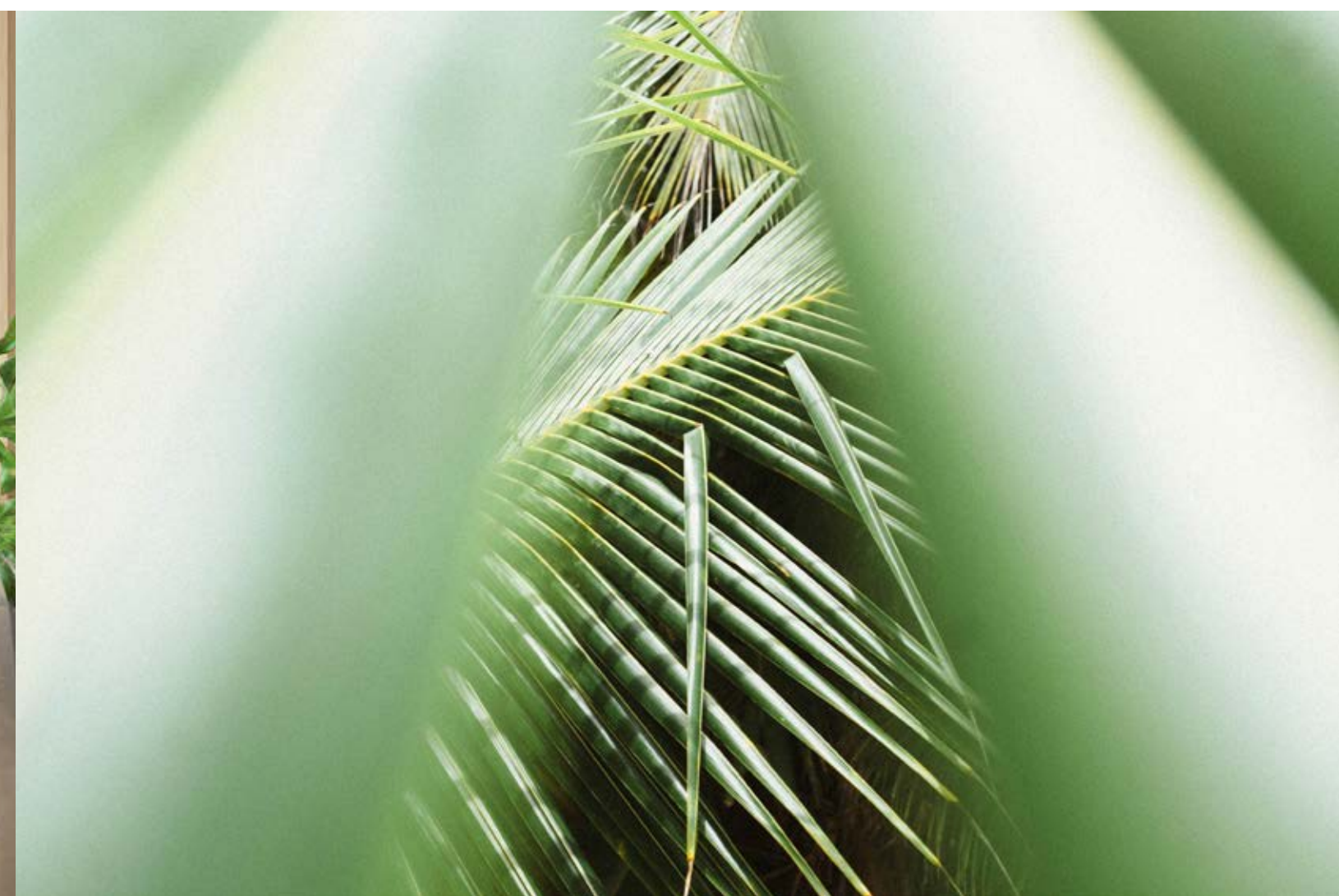
Master plan 1st, 2nd, 3rd level.



Master plan 4th level.



Master plan 5th level.





Commercial
area



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We invite you to contact our team for more information. We look forward to seeing you soon and showing you everything we have to offer!

* Location restrictions apply.
The location of each department is illustrative only





THE LIFE YOU HAVE ALWAYS DREAMT OF



PROJECT DEVELOPED BY

R RADDA®

We are a Mexican real estate development company where architecture, engineering and interior design are entrusted to the best professionals, who have the rigor to guarantee versatile, functional spaces with guaranteed return on investment.



AKBAL

Studios & Apartments

Av. 10 & Calle 60 Norte.
Luis Donaldo Colosio.
Playa del Carmen, Q.Roo.