



MUKTA
RESIDENCIAL

**Welcome to the
world of Mukta!**



Mukta, your dream place

Located in the heart of the Riviera Maya

25 minutes away from Cancun International Airport and 12 minutes away from the beautiful beaches. This development has an area totaling 930,000 m² of which 230,000 m² are recreational and outdoor areas, with 8 incredible amenities and 14 theme parks. We have designed each space to inspire all your senses aiming to create unforgettable experiences.



MUKTA

Location

Mukta is located in the heart of the Riviera Maya.

It would take endless pages to describe all the incredible places in the surroundings, they will never stop surprising you.

For this reason, the Federal Government decided to build a Mayan Train station in Ruta de los Cenotes, it will bring many benefits to the entire region as it will trigger the growth of the area, so the capital gain of your new home will be very interesting in the upcoming years.



Magical places close to you

The Riviera Maya is the most important tourist destination in Mexico, it's visited by more than 21 million tourists every year, making it an attractive place for investors from all over the world.

Grupo Xcaret inaugurated its new park "**Xenotes**", only 2 km away from Mukta.

In the Mexican Caribbean, you will find a great variety of attractions such as beautiful beaches, cenotes, caverns, trails in the middle of the jungle, archaeological centers, theme parks, shopping centers, world-class restaurants and a lot of options that you can enjoy with your loved ones.





Mukta, a world class development...





Spaces that move your senses...

Main Gate

Contemporary design with elements of the region. It has 24/7 vehicle access control and a high-tech video surveillance system with facial and license plate recognition. This way we control the entry of all visitors to Mukta Residencial.



Mukta

Golf Range

Impressive complex with different areas to enjoy fun activities, such as:

- 1) **Driving range**, with a 268 yard shot, 28 stations distributed in two levels, sand bunkers and 6 putting green.
- 2) **Restaurant-bar** with living area.
- 3) Fully equipped **gym**.
- 4) **Coworking**, a space where you can carry out your work activities in a quiet place, has a meeting room, café and Wi-Fi.
- 5) **Kids Golf**, especially designed for little ones to begin in the wonderful world of Golf.



MUKTA

Apramana Cavern

This cavern is 10,600 years old, it's an exotic place where peace and harmony surround you in a magical atmosphere. It has a modern palapa, restrooms, dressing rooms, outdoor terraces and a wading pool where you can relax and be in complete tranquility!



MUKTA

Mukta House

To ensure your comfort, we have designed our clubhouse with an extra touch of luxury. Here you will find an unlevelled pool, a big palapa with restrooms, dressing rooms, service areas, grills, beautiful gardens, a bike path, basketball court, soccer field and 2 paddle courts.



Mukta Cenote

Located in the northern part of our development, you will find a beautiful palapa, cabanas with beds, an outdoor terrace, lounge chairs and areas to enjoy while you simply relax and pamper yourself in our amazing cenote!



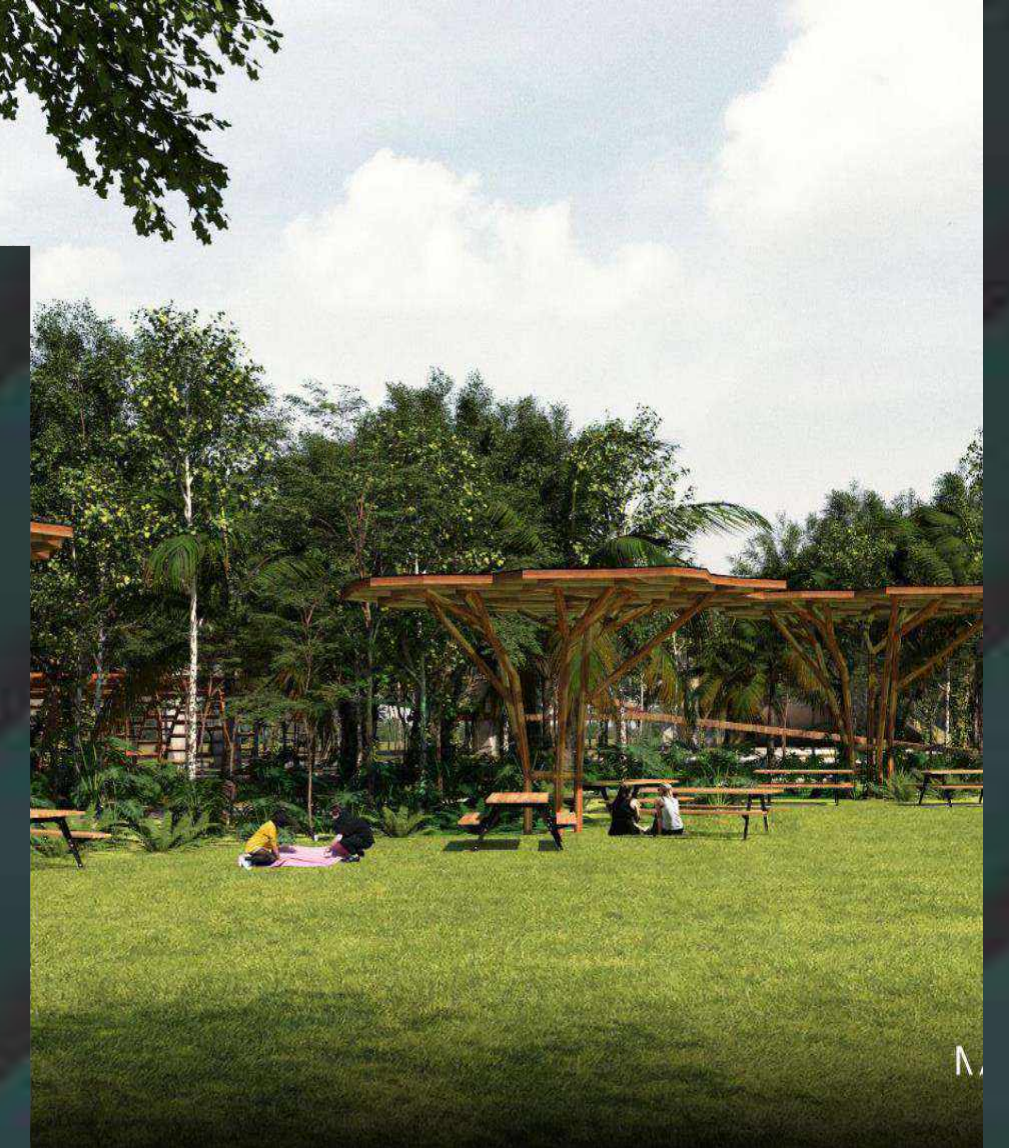
MUKTA

Mukta Park

We have designed a spectacular park for you to enjoy every afternoon. With different attractions within its 31,462 m² surrounded by beautiful gardens and thematic areas, such as:

- Mukta trees, which from its viewpoint you can gaze at the breathtaking nature surrounding you, cenotes and more.
- Cenote Shama
- Beautiful botanical gardens

The park is characterized for having replicates of emblematic monuments from around the world, hanging bridges, camping areas, a kids park and pet park among many others.



Mukta Market

Do you enjoy bike rides? In Mukta, you can do just that while picking up those last-minute things for dinner.

If you're thinking about what you'll be doing during your retirement, Mukta Market could be the best place where you can run a small business close to home. Meet, greet and embrace the Mukta community by providing them with all they need! (Request more information from your agent).



Aluxes Temple

Legend says every night the guardians of the jungle come out, these little mystical beings are called Aluxes. It's said that if you don't build them a temple inside, they will spend their nights doing mischief. That is why we have decided to build them a 20-meter-high pyramid along with an events deck for future ceremonies or family gatherings. We are sure you're going to love it and have a blast while you celebrate with your loved ones!

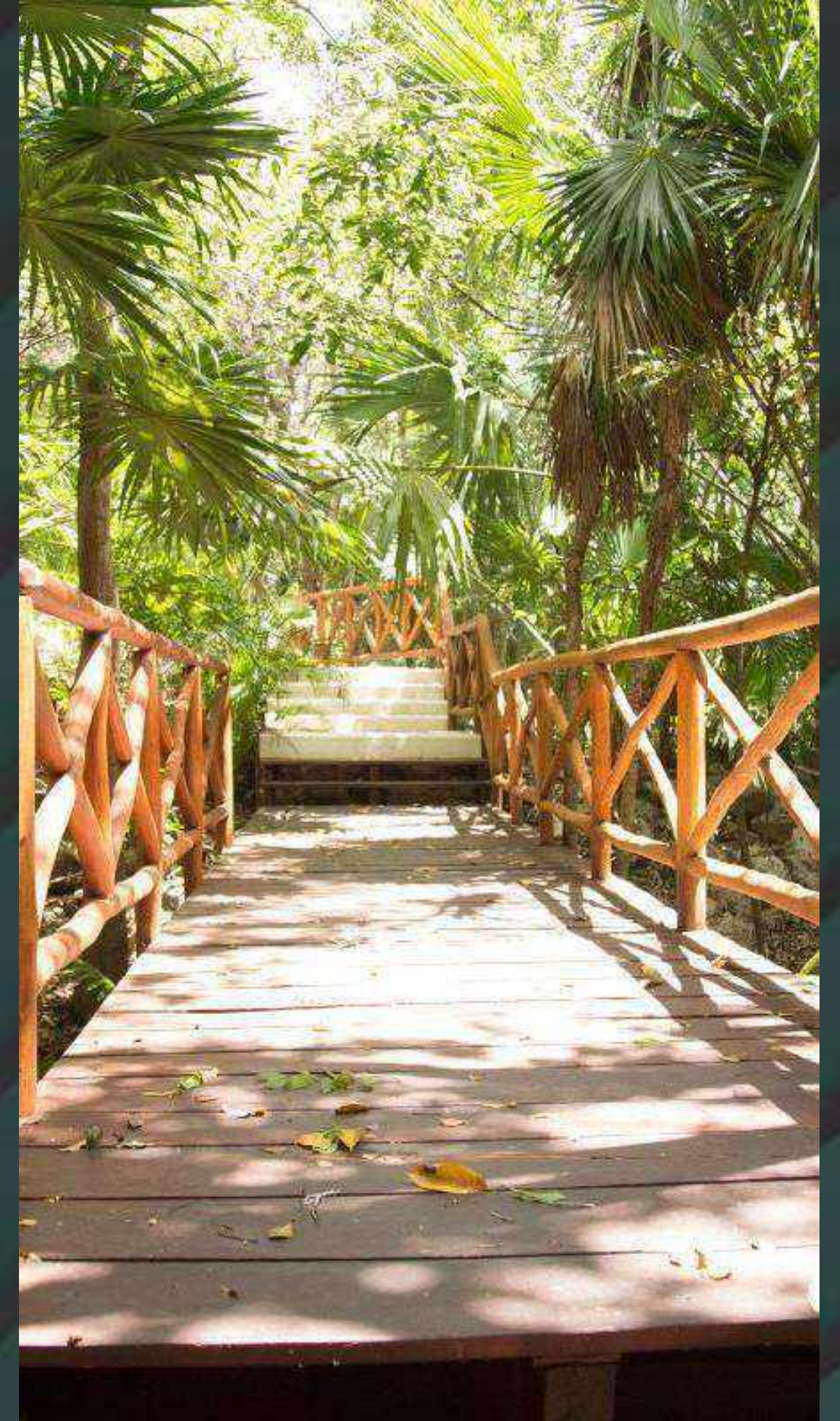


Trails

Mukta

What about a walk in the middle of the jungle?

In Mukta, you can do exactly that since the entire residential is interconnected by trails. In addition to taking a pleasant walk, you can reach your favorite place without taking a long way there.





**Because life
is made of
moments...**



MUKTA

WE TAKE CARE OF WHAT YOU HAVE EARNED WITH SO MUCH EFFORT!

1. Legality.

We offer you total legal security since we have duly registered deeds with the Registro Público de la Propiedad del Estado de Quintana Roo (Public Property Registry of the State of Quintana Roo), up to date tax payments and all the documentation required in order, all endorsed by INVEX Bank.

2. Administration trust.

Be confident that your investment will be managed by experts, thanks to the Technical Committee made up of members of our company and INVEX Bank, the resources are used solely and exclusively for Mukta, which guarantees a successful development.

3. Unique concept in Mexico.

We did our best to create and design unique spaces. The mix between holistic and contemporary architecture makes Mukta a different concept. This is in addition to being very pleasing to the eye, functional, sustainable and ecological, all that can guarantee a greater added value on your investment.





MUKTA

The Universe is made up of stories, not atoms...

¿Qué es una inversión inteligente? ¡La que hace crecer tu patrimonio!



UDAAR

Symbol of generosity between deities, our mother earth and humans. Located in the development belt, are large lots ideal for those who want a lot of space.

Starting at
\$45,624.15 USD
(\$55usd x mt²)



BINDI

It means the point of creation of everything that exists, a symbol of love, honor and prosperity. Its location establishes a balance between location and price. Ideal for those who are new in real estate investments.

Starting at
\$49,265.45 USD
(\$65usd x mt²)



PADMA

It is a representation of purity as it shows a flower of great beauty that grows from clay. Located mostly in corners and areas that are very close to parks and amenities.

Starting at
\$61,889.50 USD
(\$82usd x mt²)



SHAKTI

It refers to the divine energy that animates all living things. It's an agent of creation and change. Known as the divine mother of Hinduism. This category is located in front of an amenity or park.

Starting at
\$67,631 USD
(\$100usd x mt²)



LAKSHIMI

Deity that represents energy of spiritual and material prosperity. She guarantees the well-being of humans and all living beings on Earth. Privileged location, is located only a few steps from harmony and enjoyment areas.

Starting at
\$91,477.50 USD
(\$125usd x mt²)

At Mukta we guarantee the capital gain on your investment!

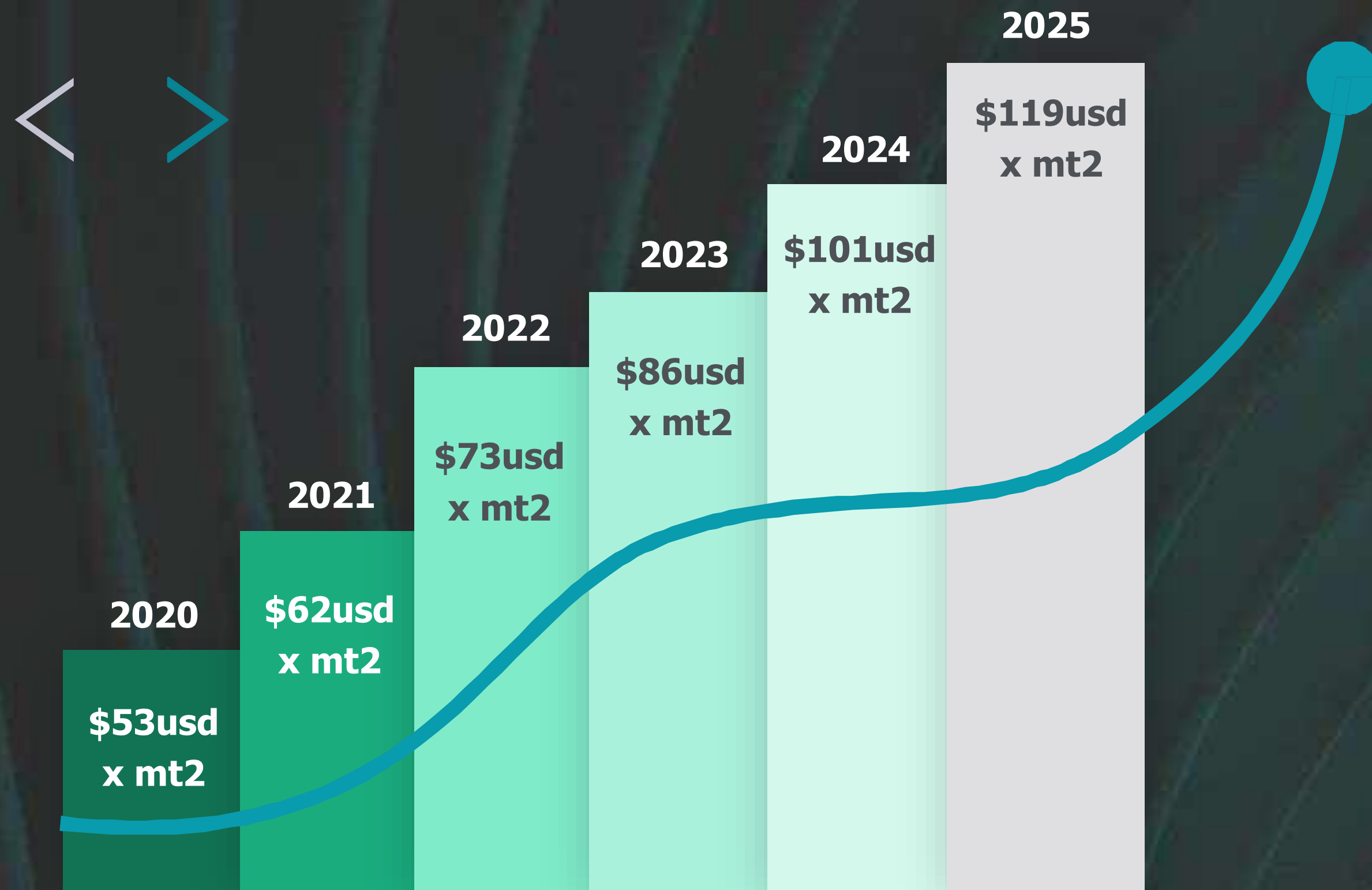
120%

+18% annual

Thanks to the characteristics of the land, its privileged location and design, we can guarantee you a minimum capital gain of 18% per year.

Give us the opportunity to grow your assets!

Making a smart investment will give you the opportunity and the security to create a growing wealth that you can enjoy for life.



Positive environmental impact

• 01

Electric Energy

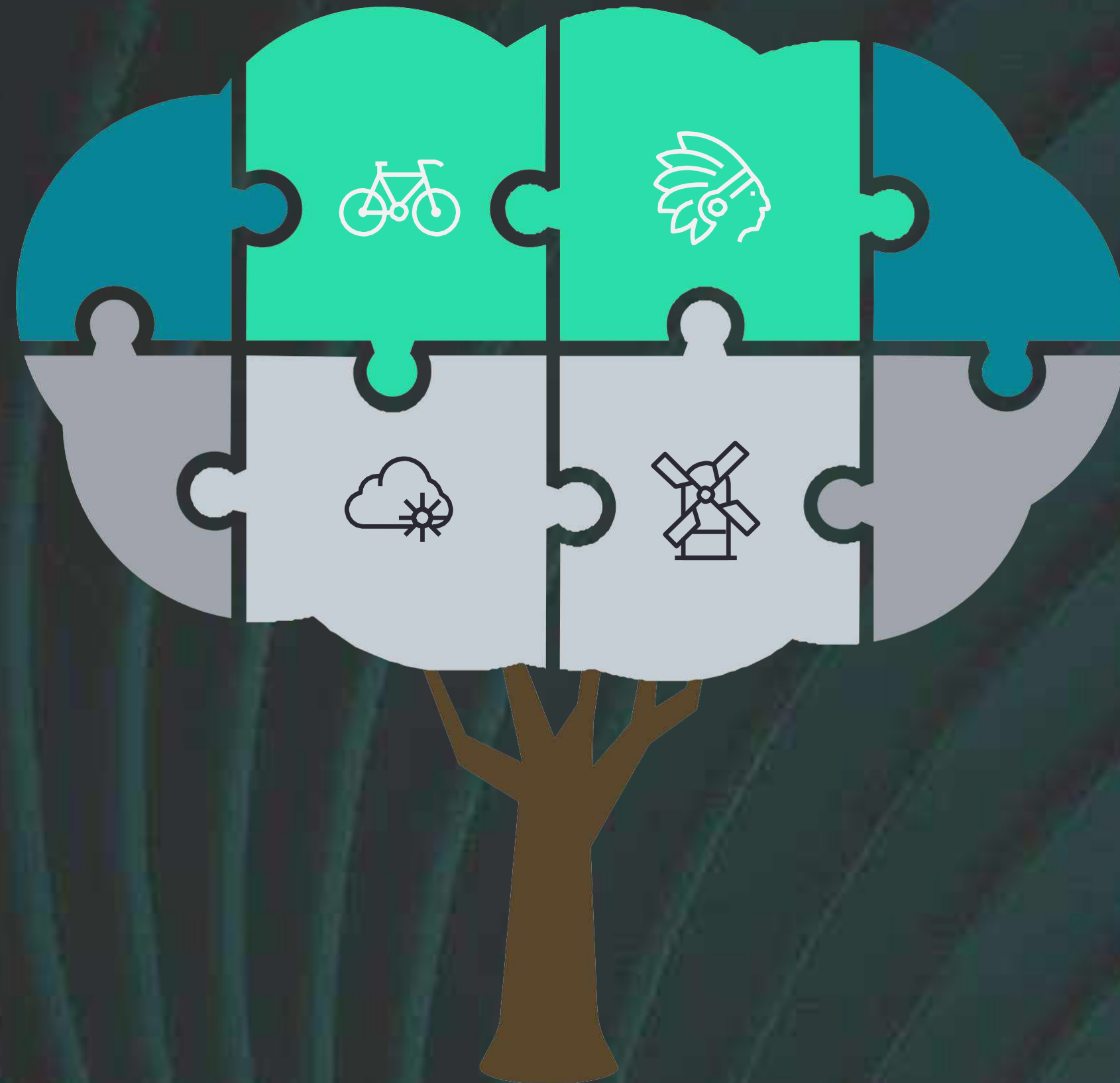
All of our common areas will be supplied by solar panel

• systems.

• 02

Sewage treatment

The only residential area in the region with its own infrastructure



03

Illumination

All of our lights are led, powered by independent solar panels.

04

General Services

The hydraulic and electrical system will be underground to create visual harmony throughout the residential area.

TIMELINE

PROCESS



2022.

We will begin with the **Main Gate** and **Mukta Park's** beautiful constructions. The Apramana Cavern will be completed and the general services infrastructure. We will begin the delivery of the lots for the first blocks of phase one.

2021

The road trams works will begin, underground infrastructure for general services and the construction of the **Apramana Cavern**.





2023

We will begin with the construction of Mukta House and will continue on with the Temple of the Aluxes. Delivery of the lots for stage two of phase one will begin.



2024

Work on our Mukta Golf Range will begin along with Mukta Care and Mukta Market. Construction on Mukta House, Temple of the Aluxes, and the hydraulic systems will be completed. Delivery of the lots for stage one phase two will begin.



2025

Finalizing details in general, quality control, and correcting imperfections will take place. Delivery of the lots of stage two phase two will begin.

Because you deserve it...



MUKTA

It's very easy to be part of **Mukta!**



Choose your lot!

Choose the lot you like the most, remember that there are 4 categories, which are assigned according to the location of the land.



Choose your financing plan!

We make the best plan for you, down payment from 20% and up to 48 months without interest and direct financing of up to 72 months (Total Annual Cost 5.4% per year)



Send your documents

To grant financing we require your ID, proof of address and TIN. These documents and your holding deposit will lock your lot and price.



Make your deposit!

By making your down payment, we can proceed to sign the contract, which will be sent by parcel to your home and... Welcome to the Mukta family!