



BUONGIORNO  
CONDOS














## TOURIST DESTINATION

**LIVE PLAYA DEL CARMEN**  
(ATTRACTIONS, PARKS, BEACHES, CENOTES,  
ARCHEOLOGICAL SITES)

**QUALITY AND LIFESTYLE**  
COSMOPOLITAN WAY OF LIFE PACES AWAY FROM THE  
SEA

**PLAYA DEL CARMEN**  
LIFESTYLE

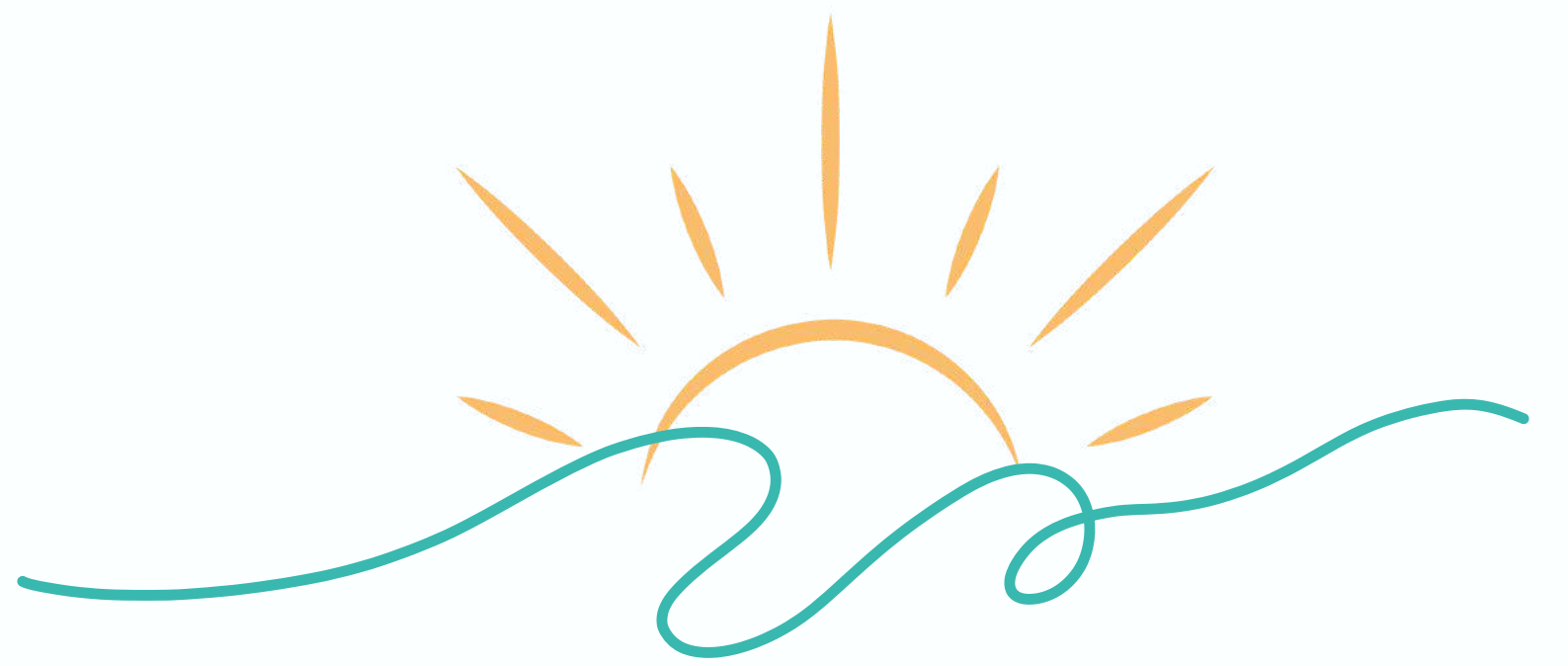
## PLAYA DEL CARMEN

-  DOWNTOWN LOCATION
-  SHOPPING AREA
-  BARS AND RESTAURANTS AREA
-  WITHIN WALKING DISTANCE FROM 5.ª AVENIDA
-  EASY ACCESS TO THE BEACH

## WHAT DOES IT OFFER?

-  NATURA
-  MODERN INFRAESTRUCTURE
-  GASTRONOMY
-  ANCIENT CULTURE









- ROI between 6% and 10% for long term and vacation rentals
- 2017 leading occupancy reservations destination in Latinamerica (Airbnb)
- High added value urban tourist area
- Heritage



- 5.<sup>a</sup> Avenida
- Cancún International Airport, Latin America's busiest airport
- Tulum International Airport (2023)
- Tren Maya (The Mayan Train) (2023)
- Ferries to Cozumel (Calica and Juárez marine terminals)
- ADO transport terminals



- 4th best worldwide tourist destination
- Leading Mexico's vacation destination (TripAdvisor)
- Gathers 76% of Mexico's overall tourist activity
- 6.5 million tourists per year
- More than 10 world-class natural and theme parks
- Protected biospheres and natural reserves
- More than 400 hotels and resorts
- More than 43,500 rooms for vacation rental



- PARKS
- BEACHES
- ISLANDS
- CENOTES
- MAYAN CIVILIZATION
- LOCAL AND INTERNATIONAL CUISINE
- GOLF, YACHTS, WATER SPORTS
- NIGHTLIFE
- 5.<sup>a</sup> AVENIDA









# LOCATION

# Playa del Carmen



*Its privileged location in the heart of the Mexican Mayan Riviera makes of Playa del Carmen the perfect place to enjoy life near the sea. A fishermen's village that has become one of the most Cosmopolitan cities worldwide. Millions of tourists are marveled each year with the area's natural beauties, the Mayan ruins, the ancient culture, tons of options for accommodation and entertainment.*

*The perfect place for tourists, investors and travelers from all over the world.*







BG









## WHY PLAYA DEL CARMEN?

•\*Population growth:

110% in the last 10 years

425% in the last 20 years (fastest growing municipality in Latin America) \*

\*8.4 % population yearly growth average %\*

\*Yearly ROI between 10-30%

USD 7, 200 M yearly economic benefits, with a 236% increase in the last 10 years\*\*

\*76% yearly hotel occupation average\*\*

\*110% tourist influx in 10 years\*\*

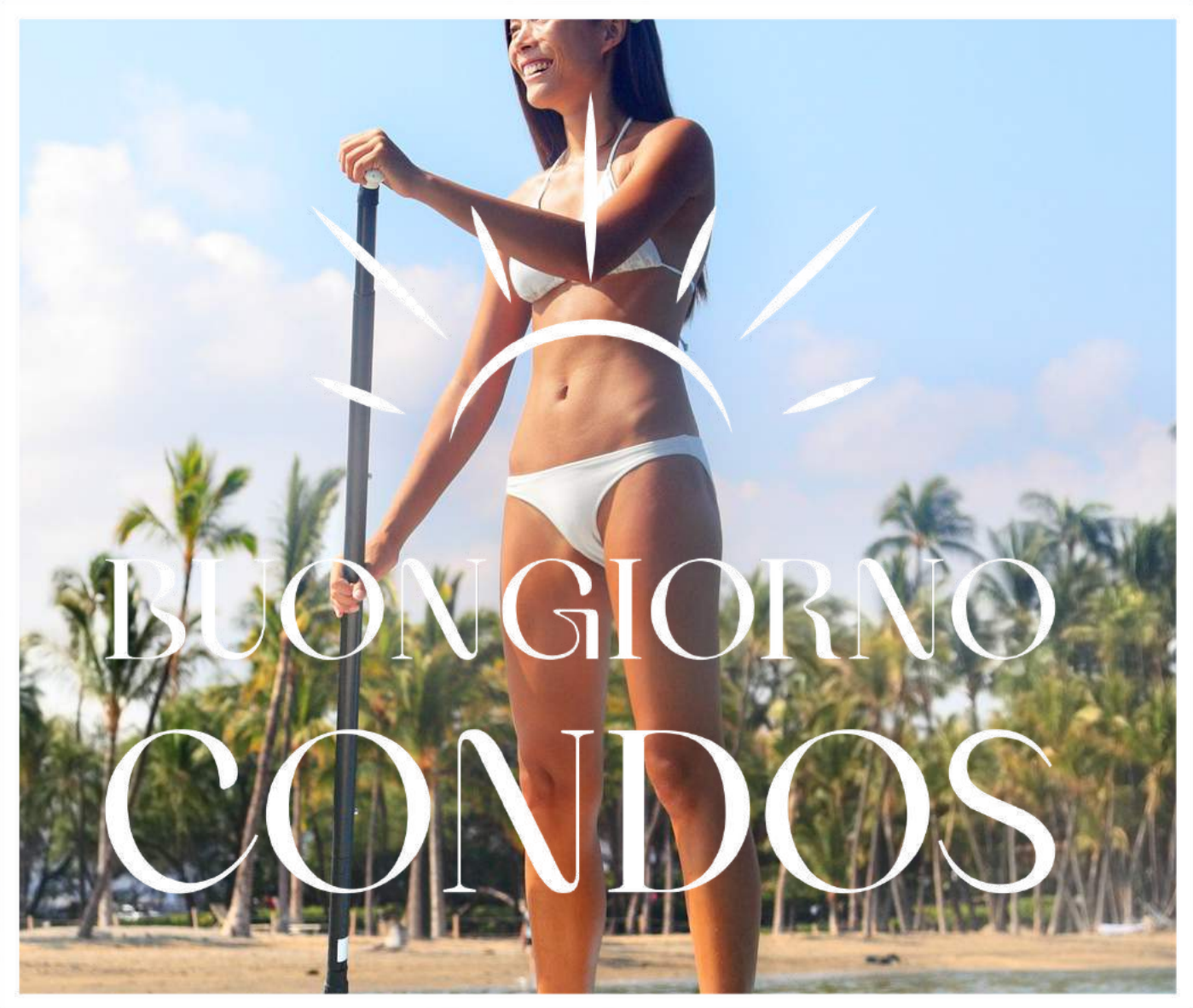
USD 7, 200 M yearly economic benefits, with a 236% increase in the last 10 years \*\*

\*Source: Solidaridad Municipality

\*\* Source: Sedetur







BUONGIORNO  
CONDOS





*The concept of this amazing development invites investors to live through the eyes of the traveler. It invites you to immerse yourself in the local life of one of the most cosmopolitan cities in the world. BUONGIORNO condos is a forty-unit model designed for the resident who seeks authentic experiences surrounded by the highest quality of life, hundreds of entertainment options, an unbeatable proximity to the Caribbean Sea and spectacular sunrises thanks to its strategic location.*





# LOCATION



15 Av. between 40 and 42 st., Playa del Carmen,  
Quintana Roo, Mexico.









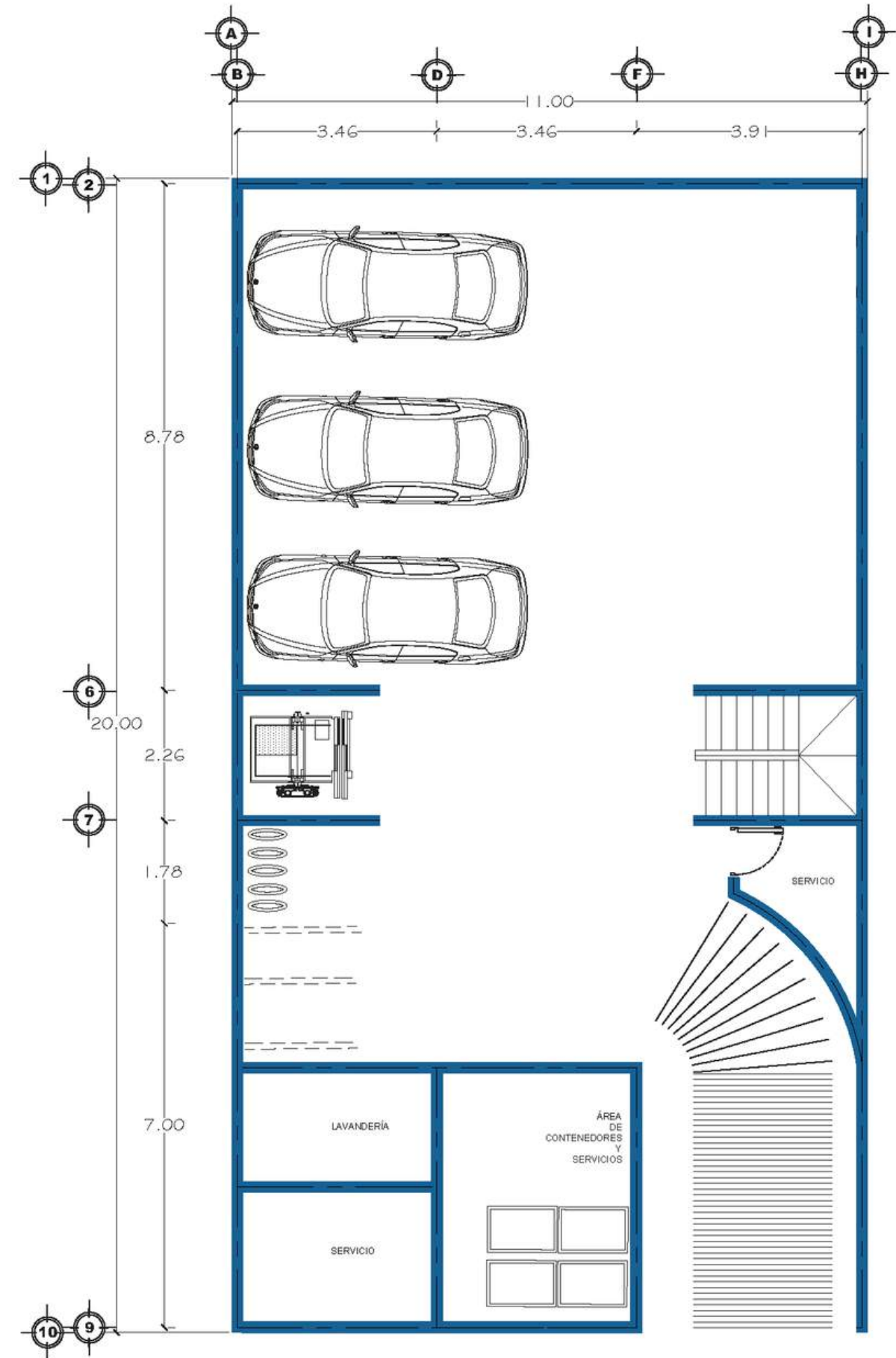


■ 40 UNITS ■ 7 LEVELS  
BASEMENT & ROOFTOP

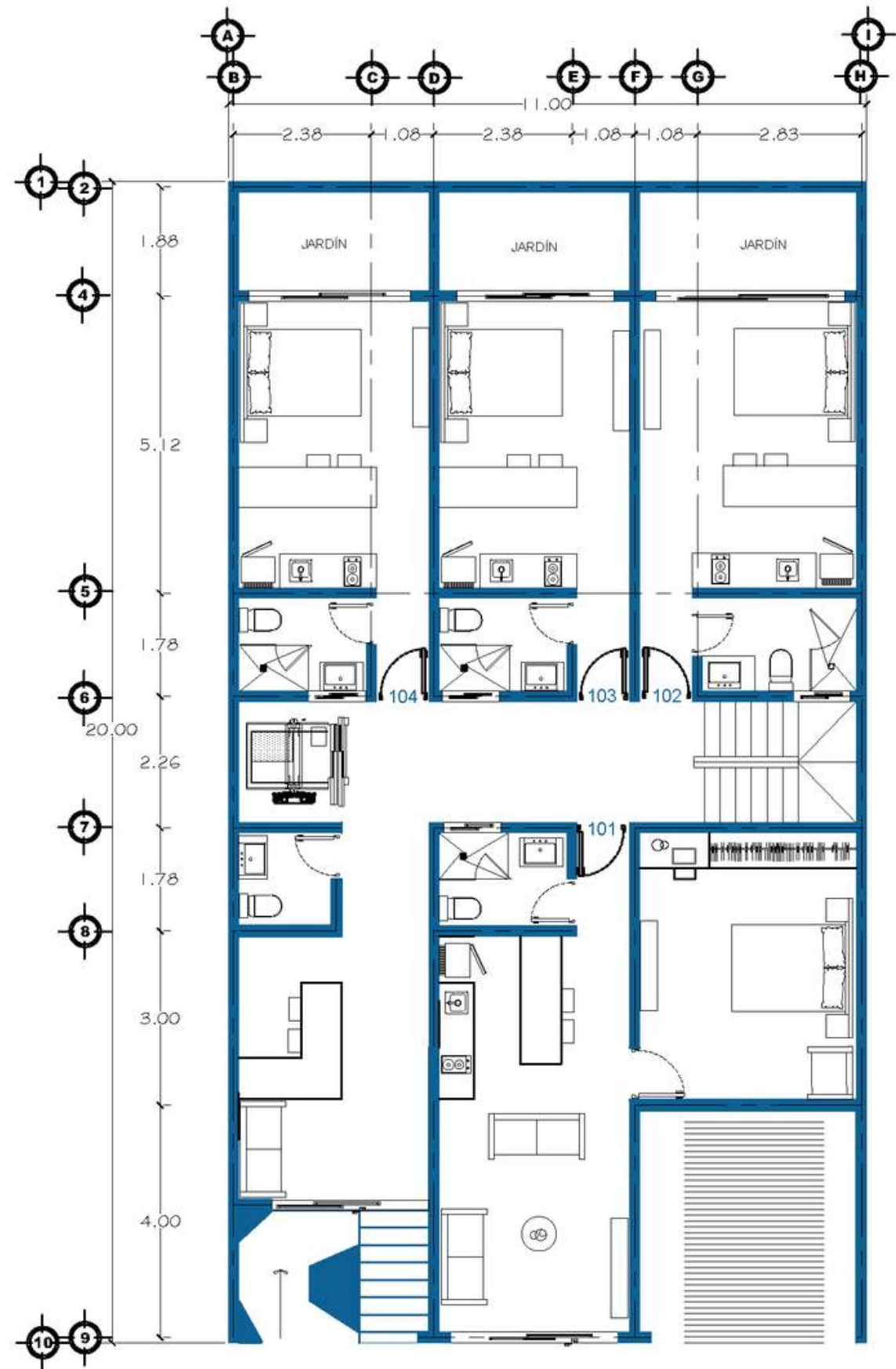
*A visionary lifestyle concept.*



# BASEMENT



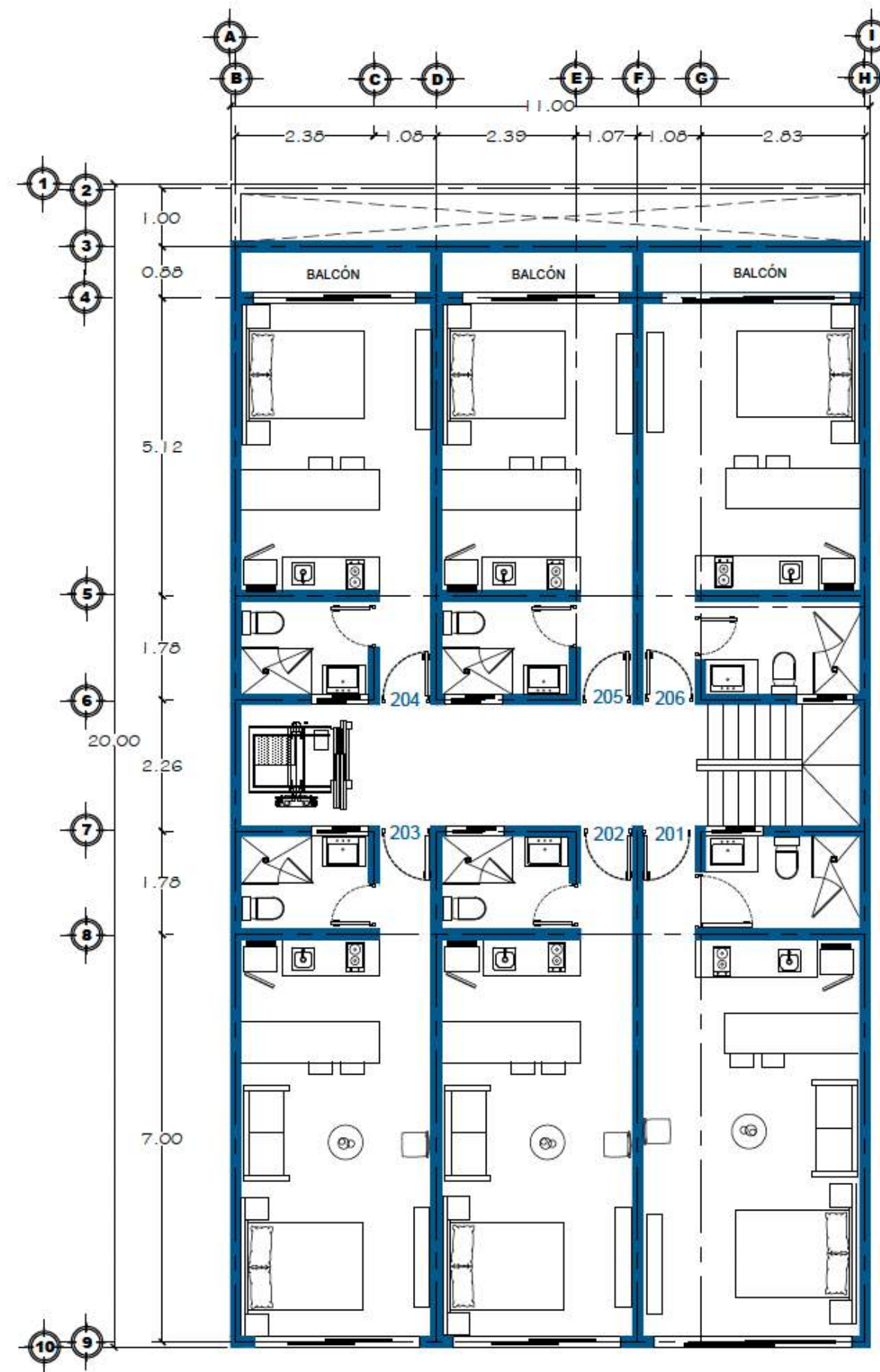




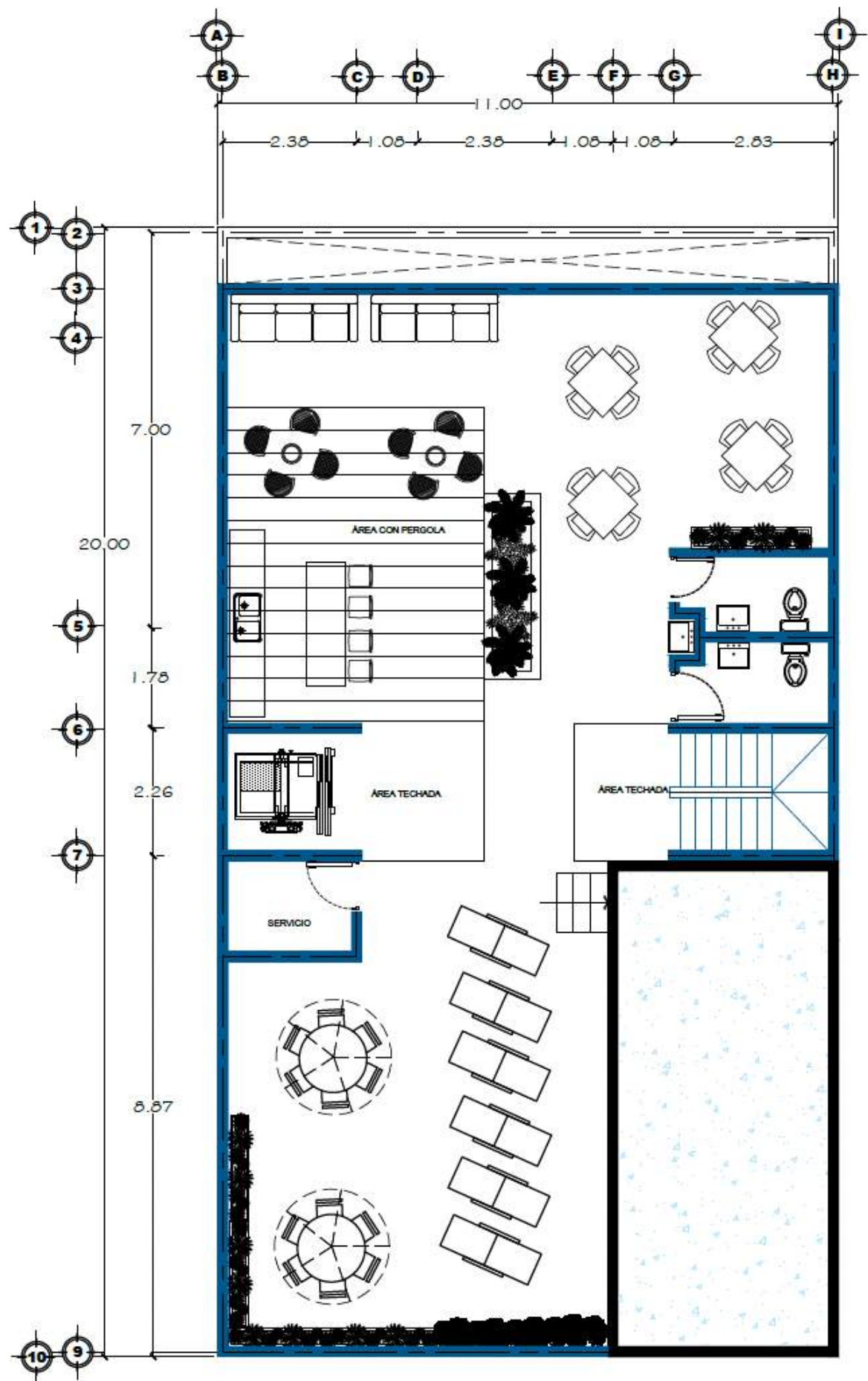
# GROUND FLOOR / FIRST LEVEL



# 2ND-7TH LEVELS







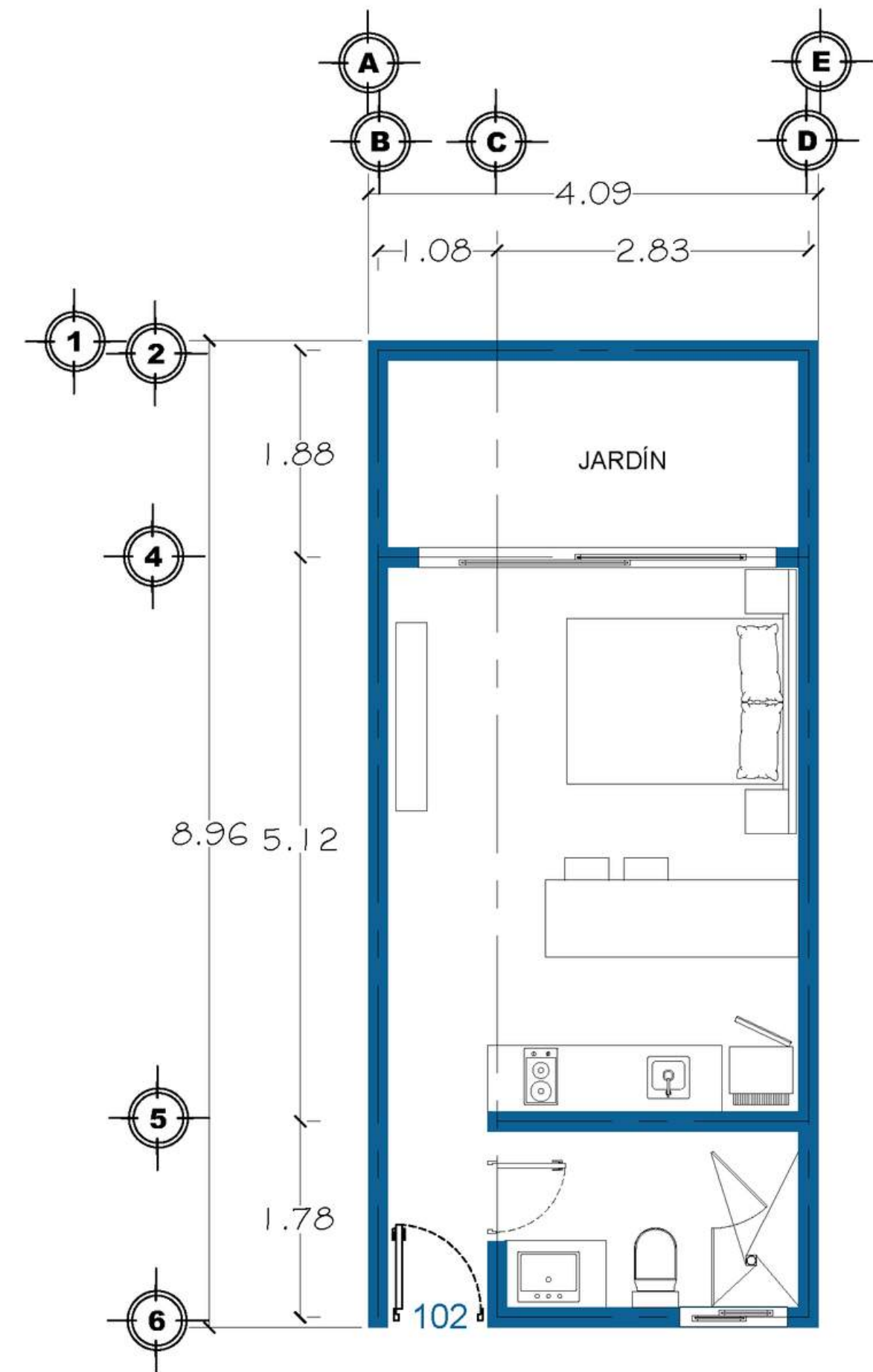
# ROOFTOP



# STUDIO TYPE A

with garden

From 30.65 m<sup>2</sup> to 35.48 m<sup>2</sup>

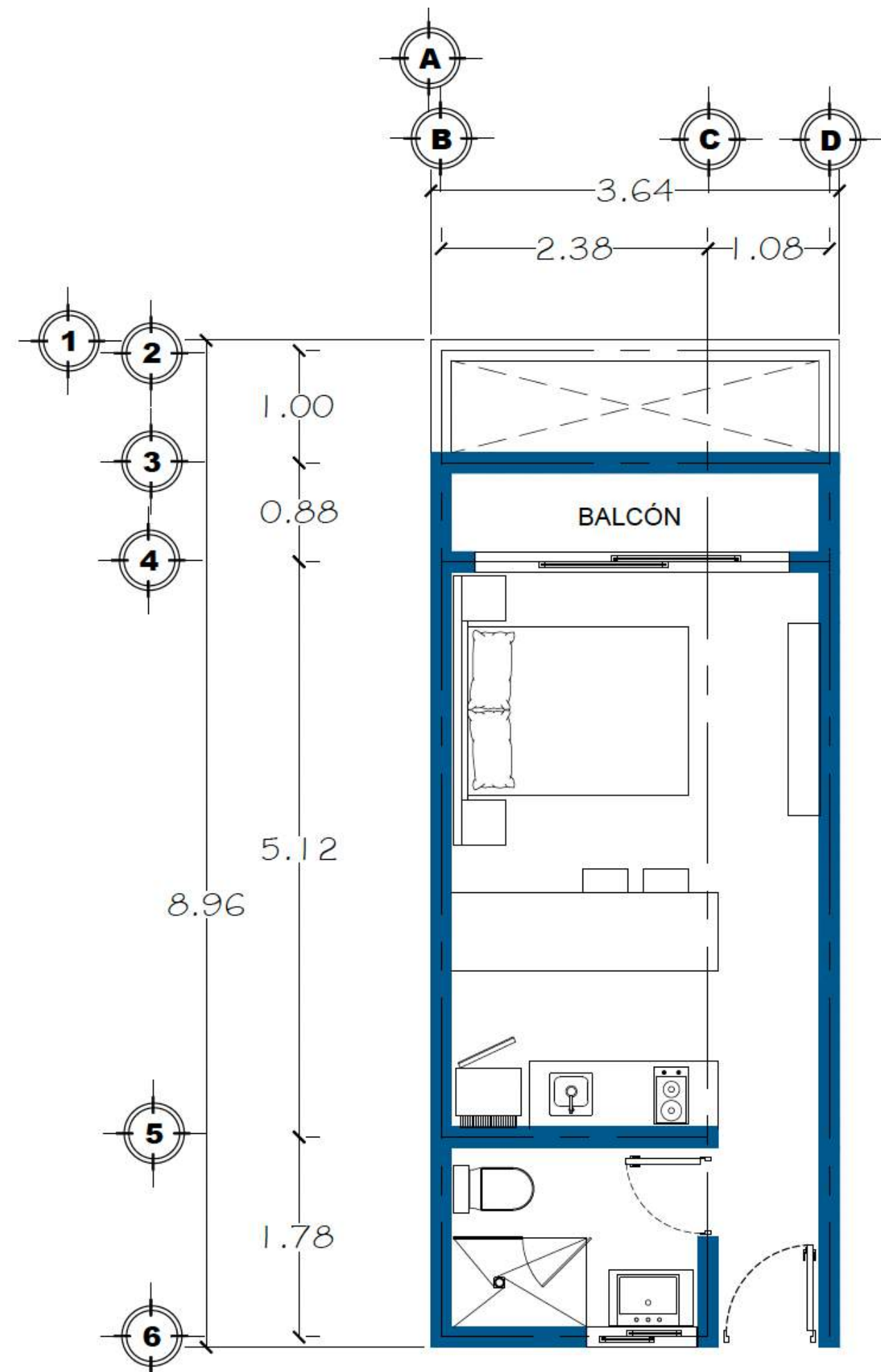




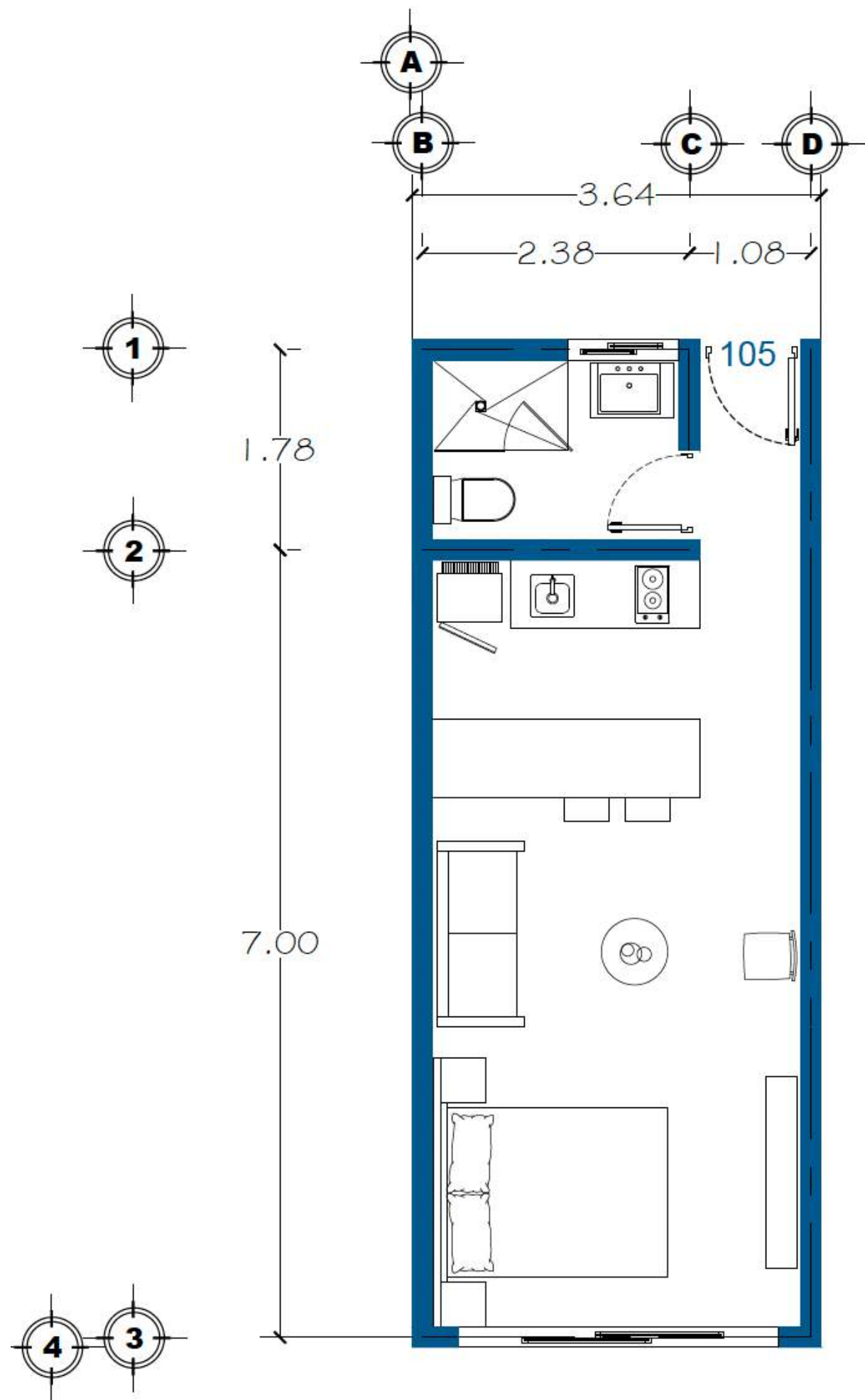
# STUDIO TYPE A

with balcony

From 27.2 m<sup>2</sup> to 31.48 m<sup>2</sup>







# STUDIO TYPE B

facing the street

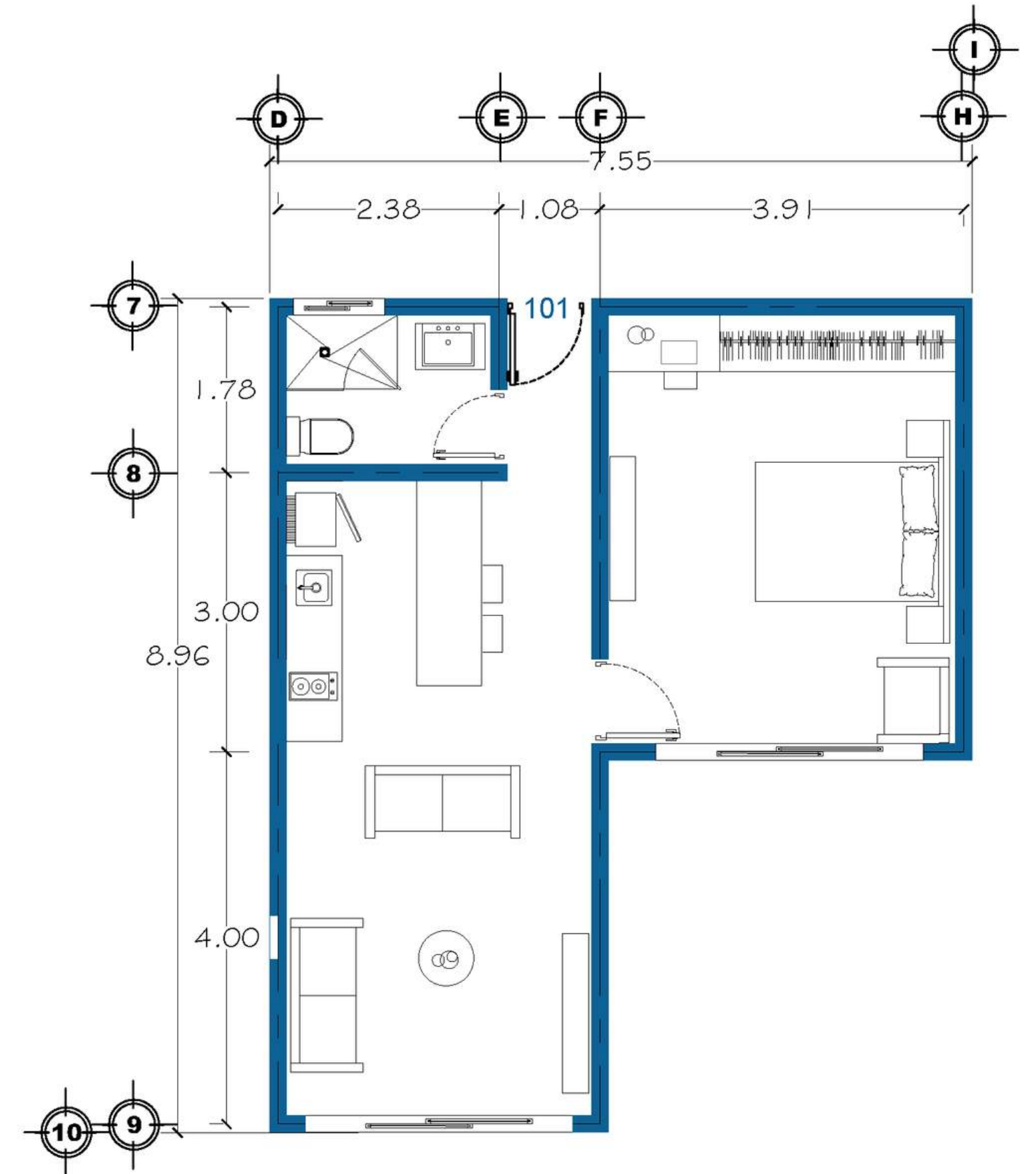
From 30.65 m<sup>2</sup> to 35.49 m<sup>2</sup>



# 1 BEDROOM

facing the street







49.65 m<sup>2</sup>







## AMENITIES

-  • Pool
-  • Grill
-  • Elevator
-  • Laundry
-  • Parking lot for:
-  • Cars
-  • Bicycles
-  • Motorcycles



# HIGHLIGHTS

- + Fully equipped units
- + High added value area driven by its soaring tourist development
- + Highly recommended for vacation and long-term rentals investors



