



OCEANIEW



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THE NEW CONDO HOTEL BEAT

PLAYA DEL CARMEN



DOWNTOWN LOCATION



SHOPPING AREA



BARs AND RESTAURANTS AREA



WITHIN WALKING DISTANCE FROM 5TA AVENIDA



EASY ACCESS TO THE BEACH



TOURIST DESTINATION

LIVE PLAYA DEL CARMEN

(ATTRICTIONS, PARKS, BEACHES, CENOTES,
ARCHEOLOGICAL SITES)

QUALITY AND LIFESTYLE

COSMOPOLITAN WAY OF LIFE PACES AWAY FROM THE
SEA



UNIQUE WORLD-CLASS EXPERIENCES



CUTTING EDGE INFRASTRUCTURE



GASTRONOMY



ANCIENT CULTURE







4TH BEST TOURIST DESTINATION 'WORLDWIDE'
50% OF MEXICO'S OVERALL TOURISM RATES
6.5 MILLION TOURISTS PER YEAR
76% AVERAGE OCCUPANCY OF VACATION RENTALS
IN PLAYA DEL CARMEN
+10 WORLD-CLASS NATURAL AND THEME PARKS
PROTECTED BIOSPHERES AND NATURE RESERVES
+400 HOTELS AND RESORTS
+43,500 ROOMS FOR VACATION RENTALS



ROI 7% TO 10% LONG TERM
RENTALS / VACATION RENTALS

OCCUPANCY RATE 76% AIRBNB,
VRBO, EXPEDIA, BOOKING, ETC.

URBAN TOURIST AREA WITH HIGH
CAPITAL GAIN

EQUITY



5TA AVENIDA
UNIQUE WORLD-CLASS EXPERIENCES
CANCÚN INTERNATIONAL AIRPORT,
THE BUSIEST IN LATIN AMERICA
TULUM INTERNATIONAL AIRPORT (2023)

MAYAN TRAIN I2023I
FERRIES TO COZUMEL FROM CALICA AND
JUÁREZ MARITIME TERMINALS
MODERN INFRASTRUCTURE



PARKS
ISLANDS
CENOTES
MAYAN CIVILIZATION
RESTAURANTS
GOLF, YACHTS, WATER SPORTS
NIGHTLIFE
5TA AVENIDA



WHY PLAYA DEL CARMEN?

POPULATION GROWTH:
110% IN THE LAST 10 YEARS
425% IN THE LAST 20 YEARS
(FASTEST GROWING MUNICIPALITY IN ALL OF
LATIN AMERICA)*

ANNUAL AVERAGE OF POPULATION
GROWTH RATE: 8.4 %.

10%-30% ANNUAL RETURN ON
INVESTMENT.

\$7,200 MDD OF ANNUAL ECONOMIC
REVENUE, WITH AN INCREASE OF 236%
IN THE LAST 10 YEARS**

76% AVERAGE ANNUAL HOTEL
OCCUPANCY RATE**

+110% INFLUX OF TOURISTS IN THE
LAST 10 YEARS.



*SOURCE: AYUNTAMIENTO DE SOLIDARIDAD

** SOURCE: SEDETURI







OCEANIEW

THE NEW CONDO-HOTEL BEAT

IT'S TIME TO EXPERIENCE NEW THINGS, TO CHART A DIFFERENT COURSE.

IT'S YOUR CHANCE TO BECOME THE PROTAGONIST AND SET YOUR OWN
LIVE SURROUNDED BY WHAT IT TAKES TO BE YOURSELF.

IN CONTACT WITH YOUR FEELINGS, CONNECTED TO THE WORLD FROM
THE LIFESTYLE YOU DESERVE.

LET'S BE MEMORABLE IN A PLACE THAT DEFIES EVERYTHING WE KNOW
FROM THE HEART OF PLAYA DEL CARMEN.

WE'RE REDESIGNING HISTORY TO LET YOU BE PART OF SOMETHING BIG.
IN OCEANIEW YOU'LL FEEL THE OCEAN AND THE CITY WATCHING YOU...

AND THE WORLD WILL WITNESS.
READY FOR THE NEXT STEP?







THE PRIVILEGED LOCATION IN THE VERY HEART OF THE RIVIERA MAYA MAKES OUR BEAUTIFUL PLAYA DEL CARMEN A PERFECT PLACE TO ENJOY THE SUN AND WHITE SANDS, AND A WIDE RANGE OF ACTIVITIES AVAILABLE BOTH WITHIN THE CITY AND IN THE SURROUNDING AREAS.

TOURISTS FROM ALL OVER THE WORLD VISIT THE CITY TO VACATION AND ENJOY THE AREA'S ATTRACTIONS: BEAUTIFUL BEACHES, AN EXCITING NIGHTLIFE, LEGENDARY THROUGHOUT MEXICO WITH ITS NUMEROUS NIGHTCLUBS, BARS AND DISCOS; AND ITS DELICIOUS GASTRONOMIC OPTIONS... YOU NAME IT!

PLAYA DEL CARMEN HAS SOMETHING FOR EVERYONE!



OCEANIEW

84 UNITS
6 LEVELS



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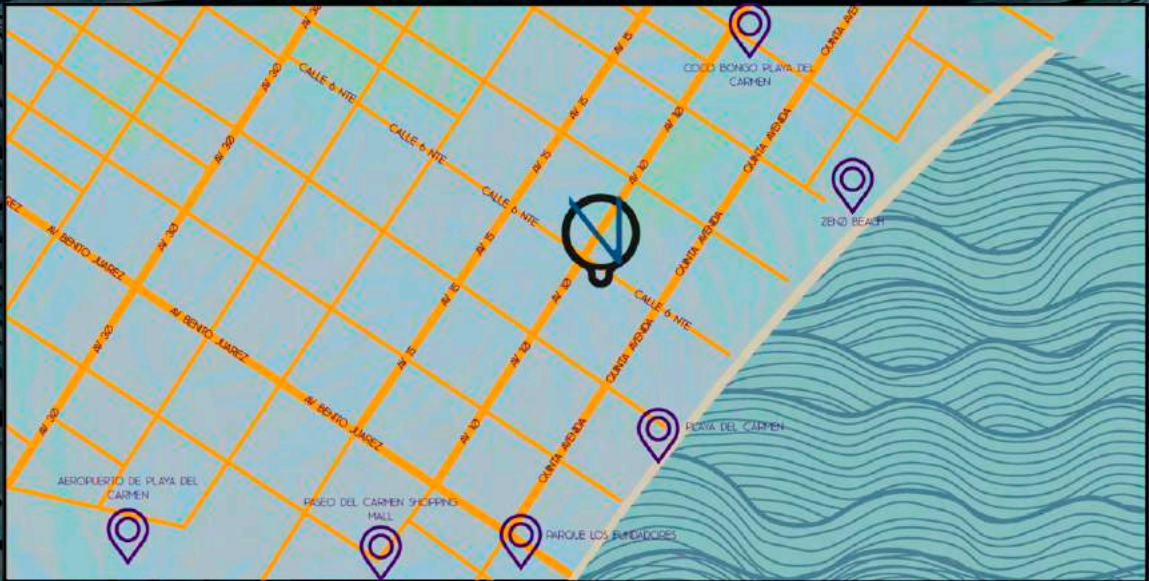




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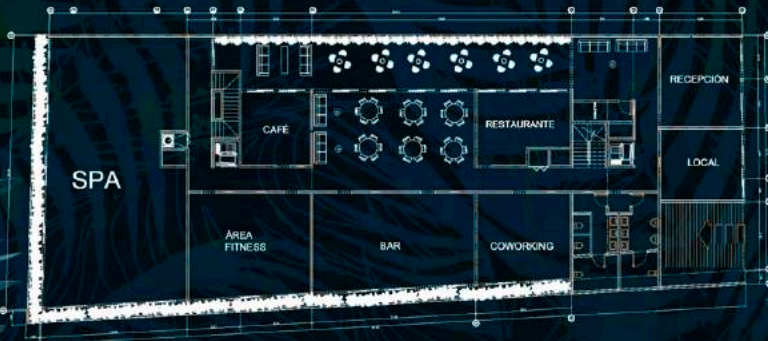
ARCHITECTURAL PLAN

BASEMENT



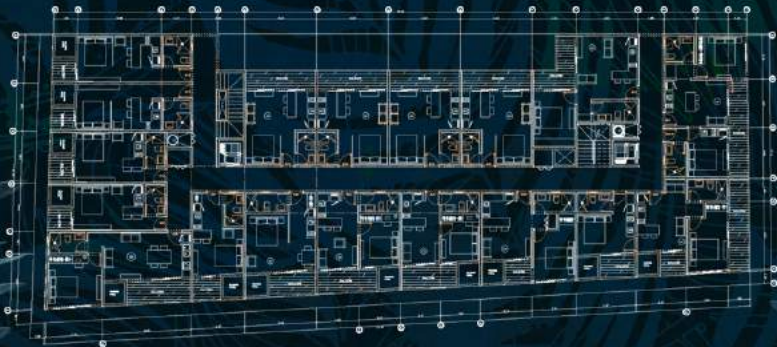
ARCHITECTURAL PLAN

GROUND FLOOR / FIRST LEVEL



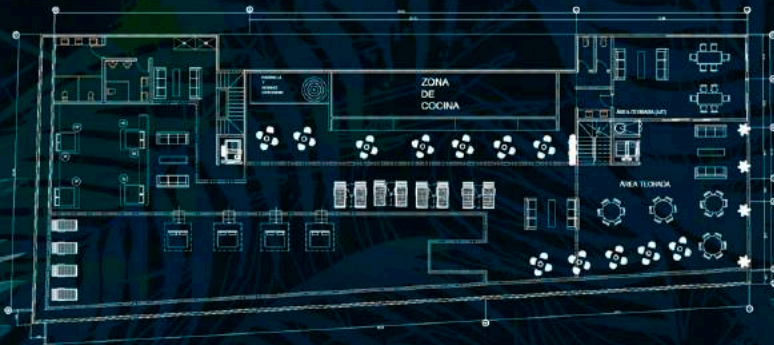
ARCHITECTURAL PLAN

2ND TO 6TH LEVEL



ARCHITECTURAL PLAN

ROOF



OCEANVIEW

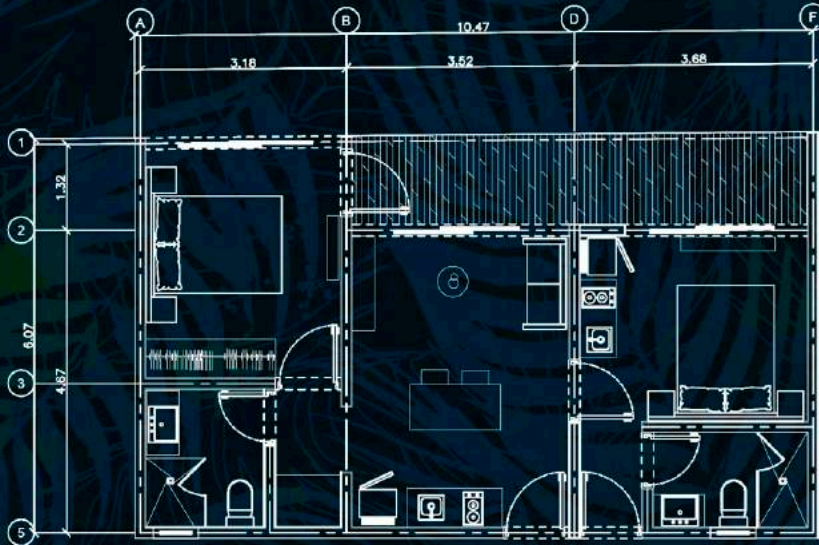
OCEANVIEW



2-BEDROOM
LOCK OFF
APARTMENT
CALLE 6 VIEW

TOTAL AREA 64.26 M²
LIVING AREA 53.57 M²
BALCONY AREA 10.69 M²

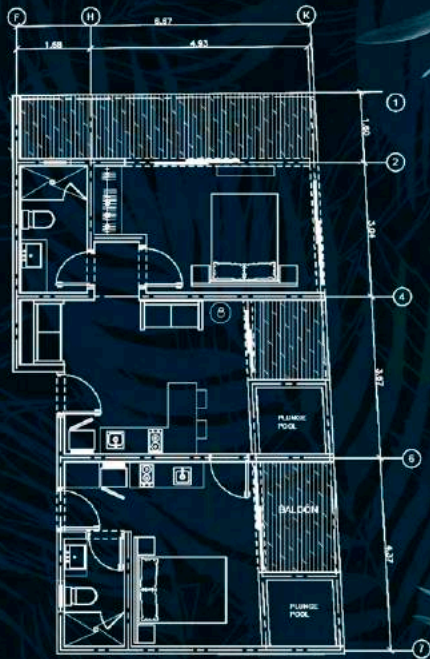
UNITS: 201, 301, 401, 501, 601, 701



2-BEDROOM
LOCK OFF
APARTMENT
SEA VIEW

TOTAL AREA 83.15 M²
LIVING AREA 58.41 M²
BALCONY AREA 24.74 M²

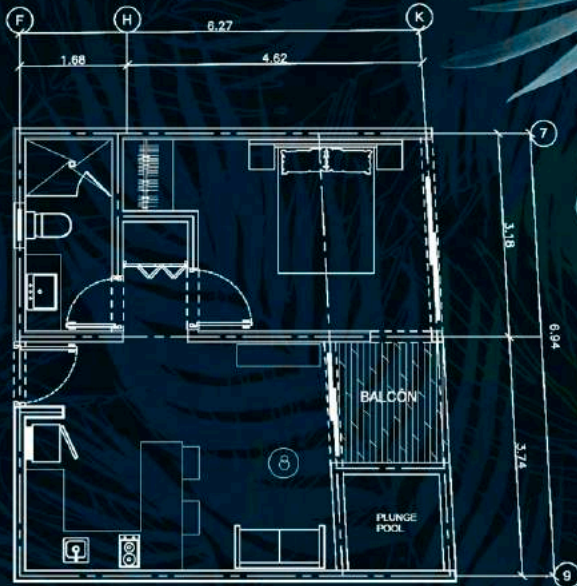
UNITS 202, 302, 402, 502, 602, 702



1-BEDROOM APARTMENT SEA VIEW

TOTAL AREA 49.89 M²
LIVING AREA 43.25 M²
BALCONY AREA 6.64 M²

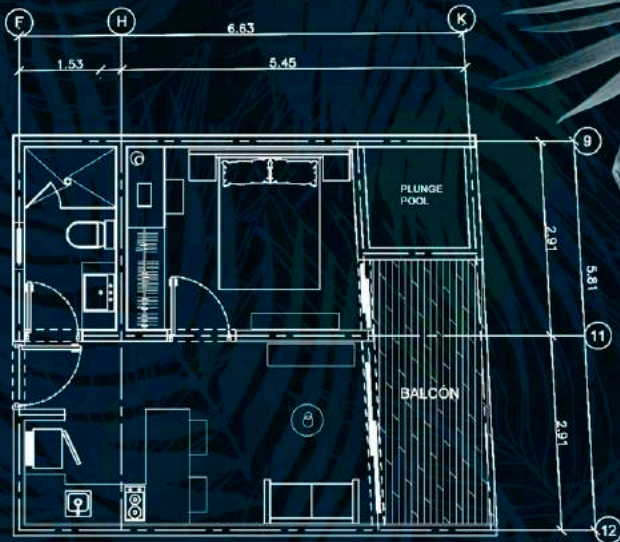
UNITS: 203, 303, 403, 503, 603, 703.



1-BEDROOM APARTMENT SEA VIEW

TOTAL AREA 40.50 M²
LIVING AREA 30.22 M²
BALCONY AREA 10.28 M²

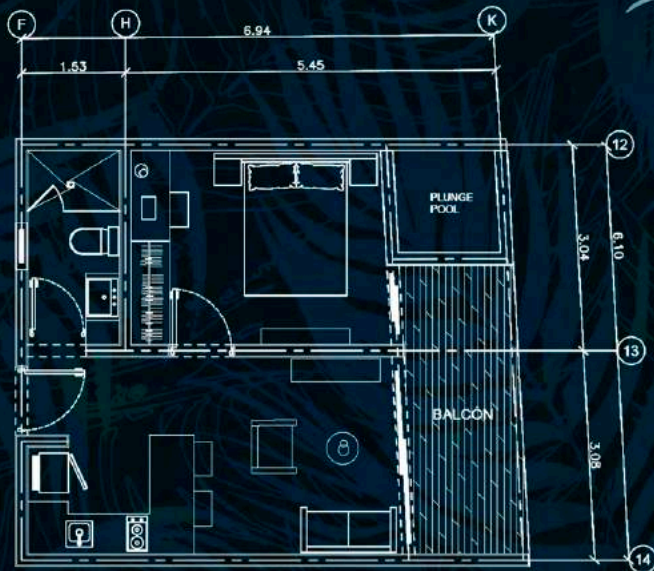
UNITS: 204, 304, 404, 504, 604, 704,



1-BEDROOM APARTMENT SEA VIEW

TOTAL AREA 44,65 M²
LIVING AREA 33,82 M²
BALCONY AREA 10,83 M²

UNITS: 205, 305, 405, 505, 605, 705.



STUDIO SEA VIEW

TOTAL AREA 39.72 M²
LIVING AREA 30.48 M²
BALCONY AREA 9.24 M²

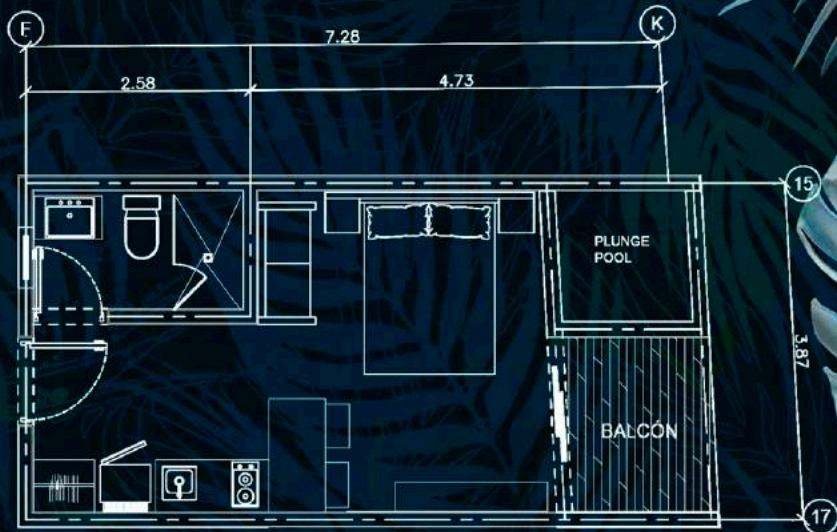
UNITS: 206, 306, 406, 506, 606, 706.



STUDIO SEA VIEW

TOTAL AREA 30.34 M²
LIVING AREA 23.5 M²
BALCONY AREA 6.84 M²

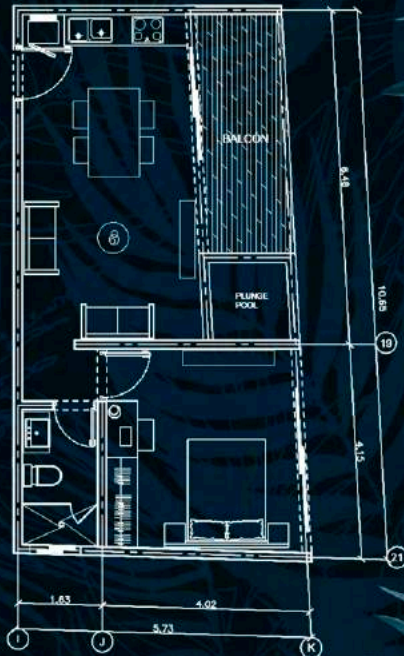
UNITS: 207, 307, 407, 507, 607, 707.



1-BEDROOM APARTMENT SEA VIEW

TOTAL AREA 57.15 M²
LIVING AREA 45.69 M²
BALCONY AREA 11.46 M²

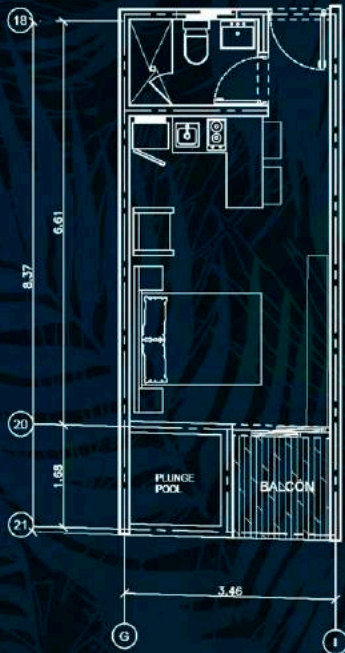
UNITS 208, 308, 408, 508, 608, 708.



STUDIO REAR FAÇADE

TOTAL AREA 29.69 M²
LIVING AREA 23.57 M²
BALCONY AREA 6.12 M²

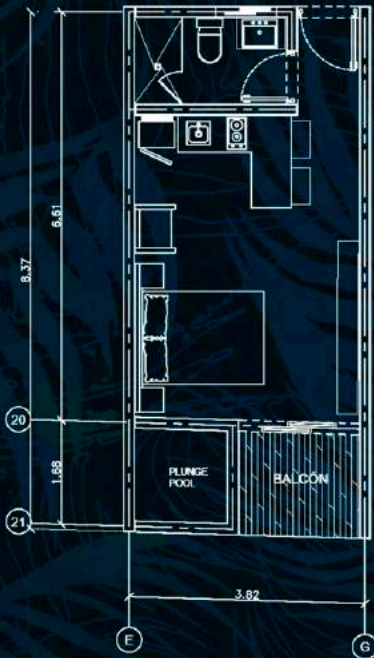
UNITS: 209, 309, 409, 509, 609, 709



STUDIO REAR FAÇADE

TOTAL AREA 32.33 M²
LIVING AREA 25.57 M²
BALCONY AREA 6.76 M²

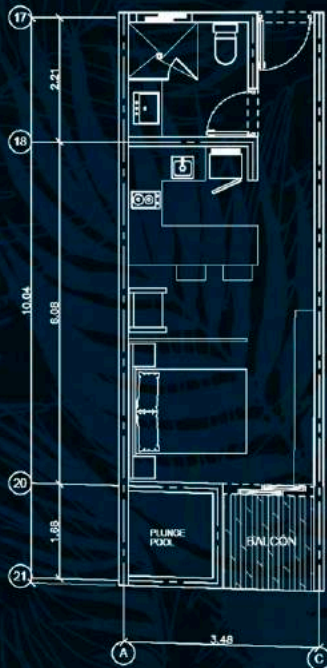
UNITS: 210, 310, 410, 510, 610, 710



STUDIO REAR FAÇADE

TOTAL AREA 35.23 M²
LIVING AREA 29.07 M²
BALCONY AREA 6.16 M²

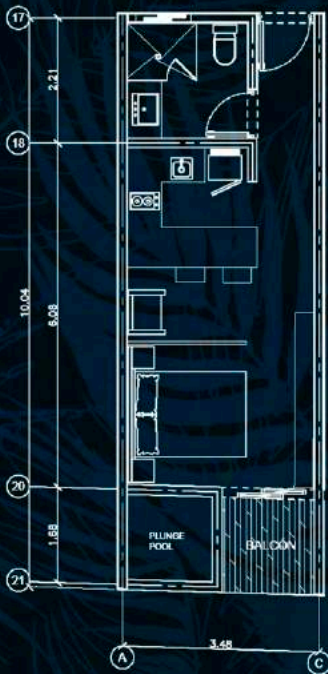
UNITS: 211, 311, 411, 511, 611, 711



STUDIO REAR FAÇADE

TOTAL AREA 36.2 M²
LIVING AREA 29.89 M²
BALCONY AREA 6.31 M²

UNITS: 212, 312, 412, 512, 612, 712.



STUDIO GARDEN VIEW

TOTAL AREA 36,36 M²
LIVING AREA 28,69 M²
BALCONY AREA 7,67 M²

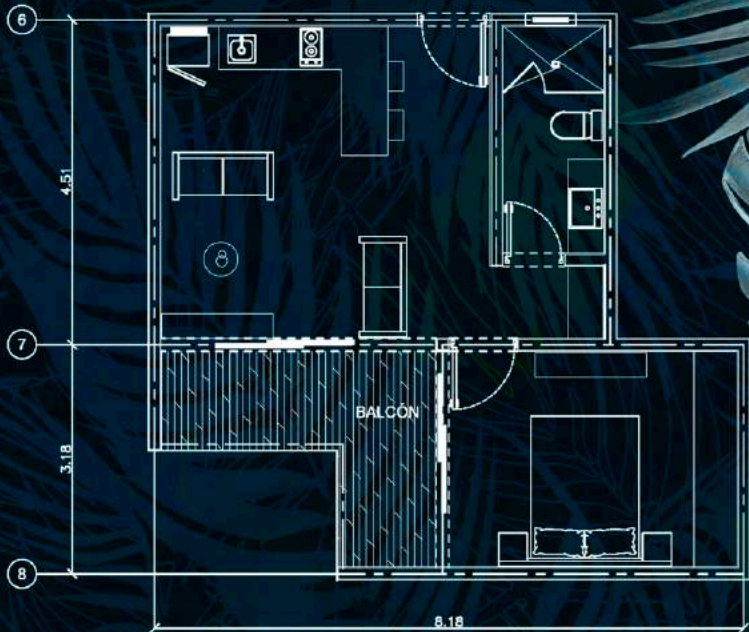
UNITS: 213, 313, 413, 513, 613, 713.
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UNITS: 216, 316, 416, 516, 616, 716.



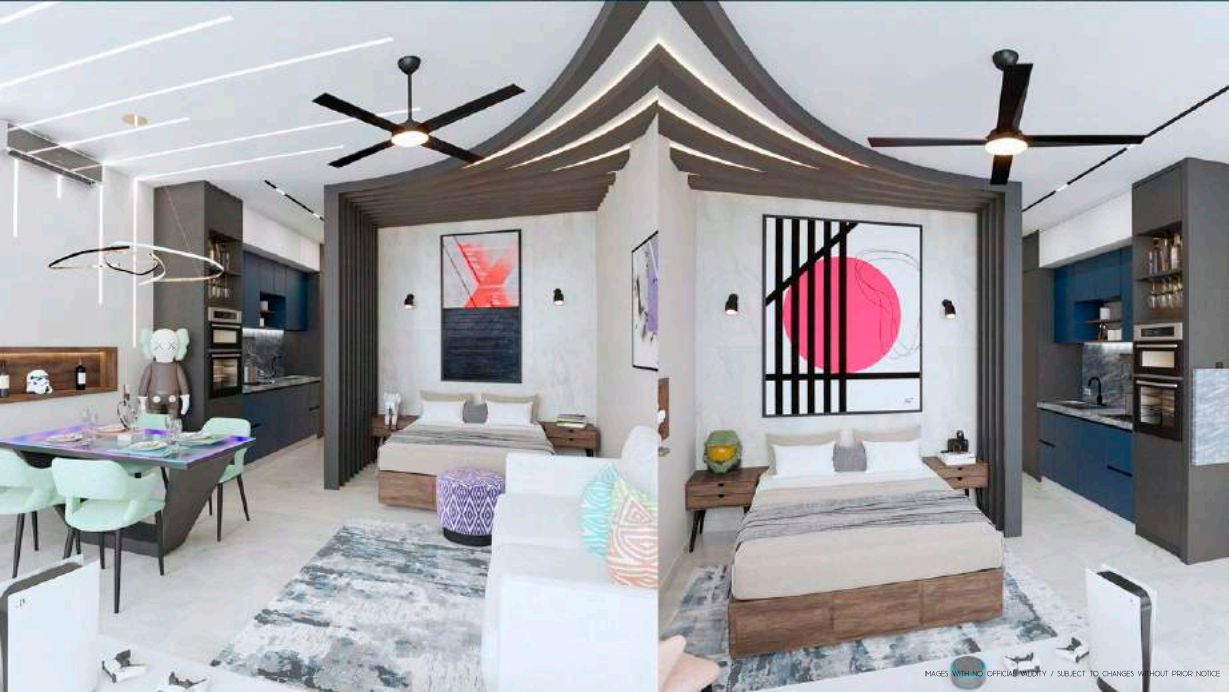
1-BEDROOM APARTMENT GARDEN VIEW

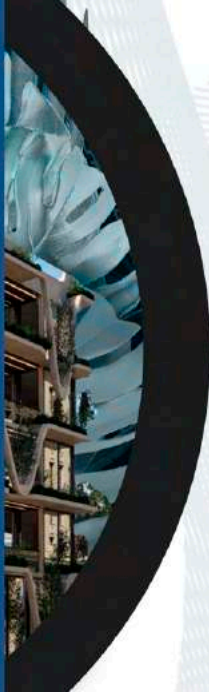
TOTAL AREA 50.77 M²
LIVING AREA 42.25 M²
BALCONY AREA 8.52 M²

UNITS: 217, 317, 417, 517, 617, 717.









AMENITIES



ROOFTOP



INFINITY POOL



BAR



LOUNGERS



BALINESE BEDS



RESTROOMS



SHOWERS



OPEN SPACES (ROOFED AND
AIR-CONDITIONED SETTINGS)



COMMERCIAL AREA



RESTAURANTS



CAFETERIA



COWORKING



FITNESS AREA



SPA





HIGHLIGHTS



OCEANVIEW

- IN-HOUSE PAYMENT PLANS
- UP TO 48 INSTALMENTS
- PAYMENT FLEXIBILITY
- HIGH CAPITAL GAINS
- HIGH DEMAND FOR VACATION RENTALS
- 5' WALKING FROM THE CARIBBEAN SEA
- SMART UNITS
- DOMOTICS INCLUDED
- 200 M FROM BENITO JUÁREZ AVENUE
- IN A SHOPPING AND BANKING AREA

