

The background is a solid teal color with faint, semi-transparent palm fronds visible in the corners. The text is centered in the middle of the page.

OKÜN

LIVING CANCÚN





REASONS TO INVEST IN CANCUN

**CANCUN
INTERNATIONAL
AIRPORT**
the second airport
largest in Mexico

NICHUPTÉ BRIDGE
It will reduce times
of transfers

**BOULEVARD
REHABILITATION**
Luis Donaldo Colosio,
that connects the airport
with downtown Cancun

30 MILLION
of visitors in
the year 2022

1st DESTINATION
country tourist
on an international level

HIGHER
Quality of life

A destination with
tourism
365 days a year

MAYAN TRAIN
Greater connectivity
for the future

Arrival of more than
6 million
international tourists
in 2022



EXCELLENT
investment

THE VACATION RENTAL
it is one of the best business
in investment returns

CAPITAL GAIN
rising for the next 7
years

New projects are under development such as the upcoming Formula 1 Riviera Maya Grand Prix, the Gran Outlet Shopping Mall in Cancun and more new Theme Parks are coming in the next years.

LIVING ON COLOSIO AVENUE IS...



Living among
green areas



Quality of life



Supermarkets and
hospitals 5 min away



Shopping malls 5
min away



Capital gain



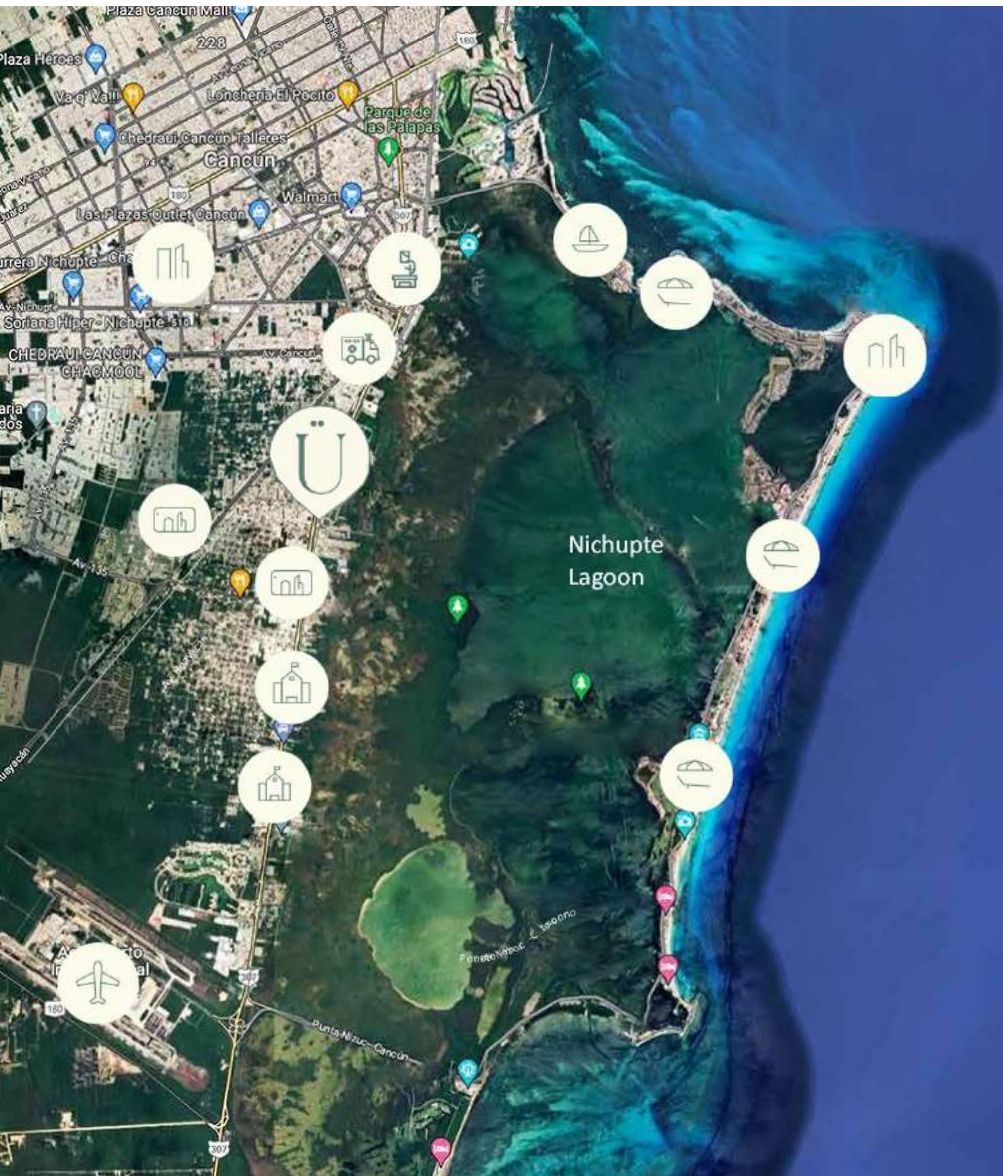
Infrastructure



Beaches 15 minutes away

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CONCEPT OF THE PROJECT

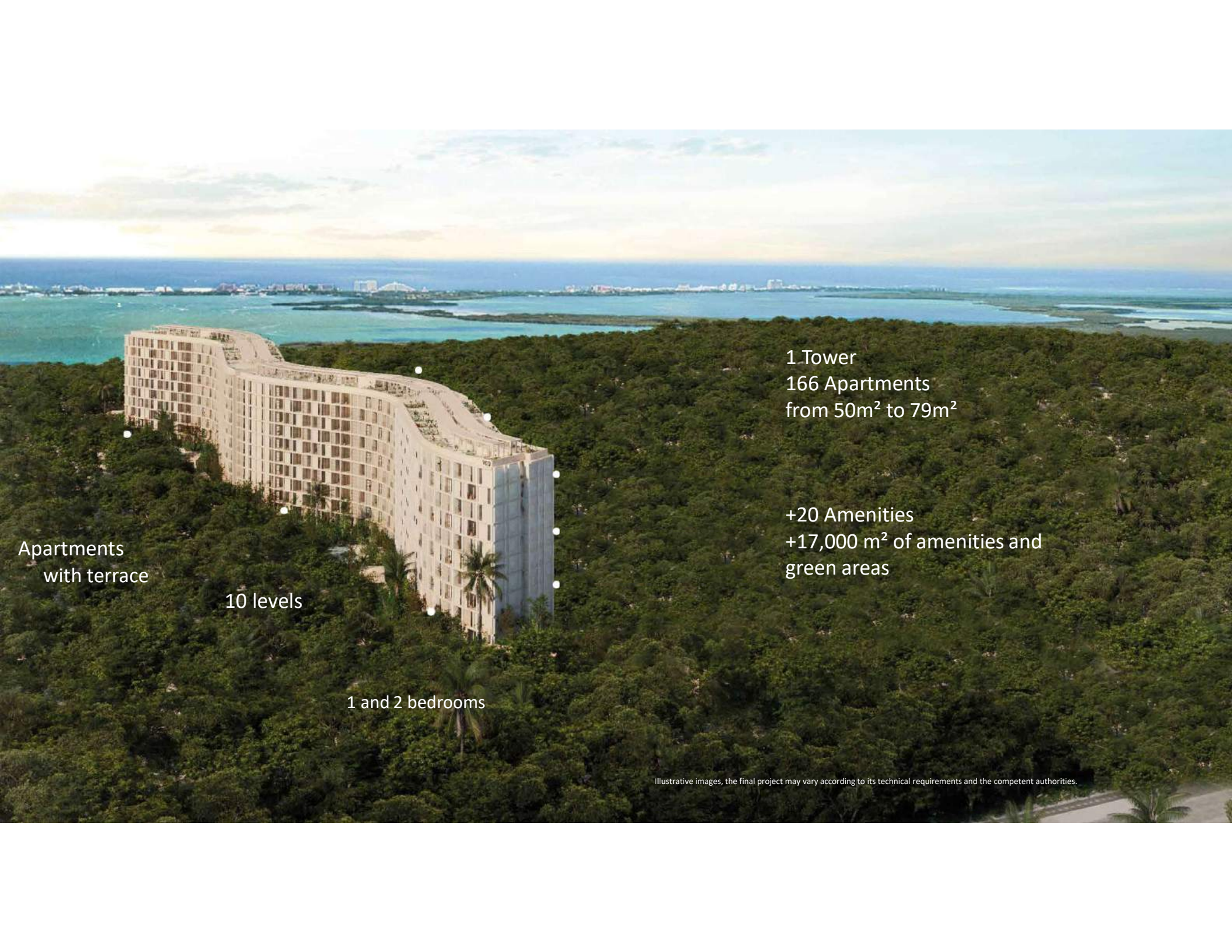


THE BALANCE OF LIVING BETWEEN GREEN AREAS,

OKUN LIVING

It is located on Av. Colosio, the main avenue of Cancun, behind the beautiful Nichupté lagoon, surrounded by jungle and mangroves, so you will feel accompanied by nature.

- | | | | |
|---|--|---|--------------------------|
|  | Residential area Cumbres and Campestre - 3 min |  | Puerto Cancun - 12 min |
|  | Plaza "Las Americas" - 5 min |  | Hotel Zone - 10 min |
|  | Schools - 2 min |  | Galenia Hospital - 5 min |
|  | Downtown Cancun - 10 min |  | Supermarkets - 5 min |
|  | Beaches - 15 min |  | Airport - 16 min |



Apartments
with terrace

10 levels

1 and 2 bedrooms

1 Tower
166 Apartments
from 50m² to 79m²

+20 Amenities
+17,000 m² of amenities and
green areas

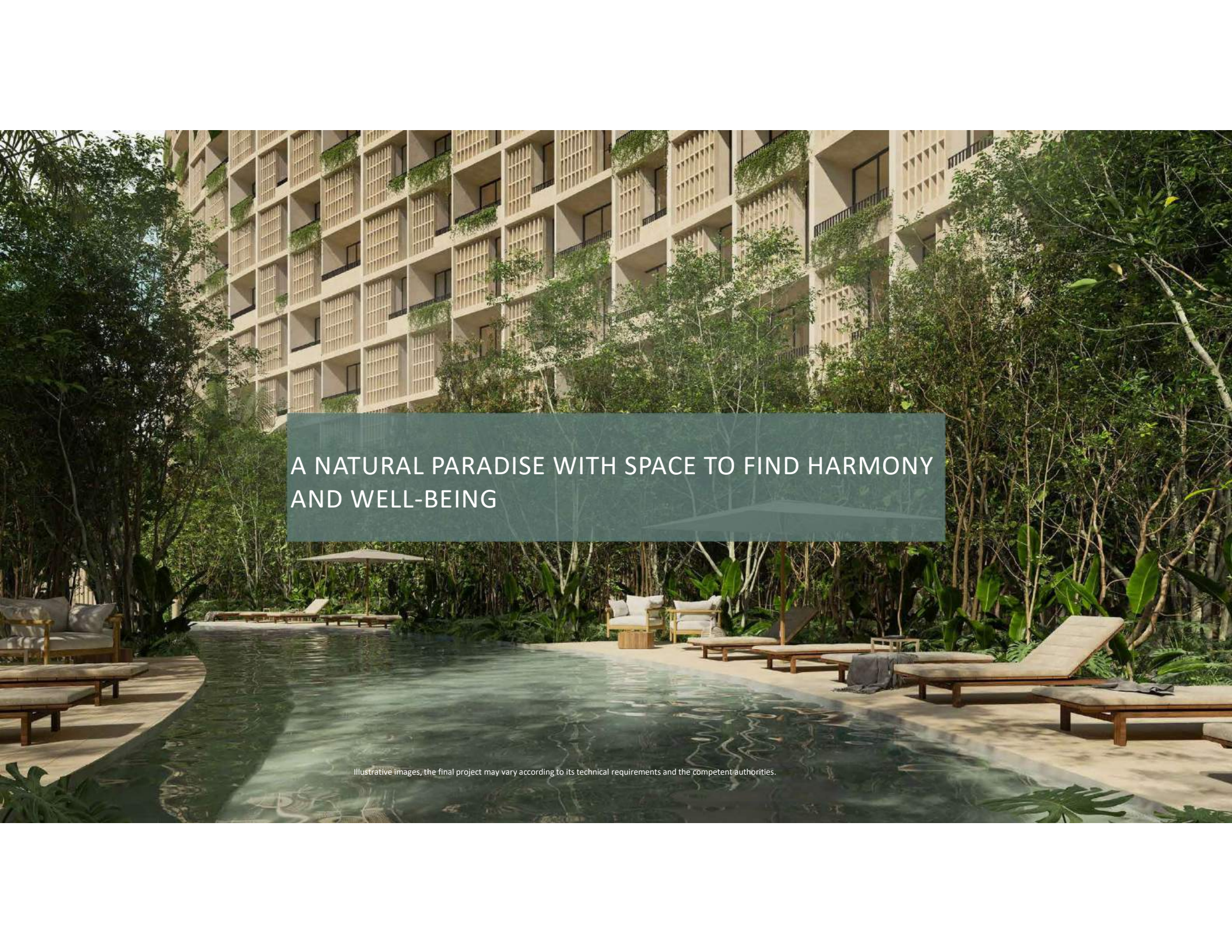
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The background is a solid teal color with faint, overlapping silhouettes of palm fronds. The fronds are positioned in the corners, with one in the top right and another in the bottom left, creating a tropical aesthetic.

AMENITIES

An aerial photograph of the Nichupte Lagoon in Cancun, Mexico. The lagoon is a large, irregularly shaped body of water with varying shades of blue and turquoise, indicating different depths and possibly coral reefs or sandbars. It is surrounded by a thick, lush green tropical forest. The foreground is filled with the tops of trees and foliage, suggesting the photo was taken from an elevated position. The overall scene is serene and natural.

A DEVELOPMENT WITH THE MOST
ATTRACTIVE LANDSCAPE IN CANCUN.
VIEW OF THE NICHUPTÉ LAGOON

A modern, multi-story building with a light-colored facade and a grid of windows. The building is surrounded by dense, lush greenery, including trees and plants. In the foreground, there is a swimming pool with a curved edge, surrounded by lounge chairs and a wooden deck. The scene is set in a natural, tropical environment.

A NATURAL PARADISE WITH SPACE TO FIND HARMONY
AND WELL-BEING

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WELLNESS



Green areas



Yoga Deck



Family Pool



fitness club



walking trail



jogging track



Padel courts



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FUN



Splash & Fun



relax zone



magic park



relax lounge



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WORK

 Work Spots

 Outdoor Lounge

 Business Hub

 Wifi 360°

 Lobby



The background is a solid teal color with faint, semi-transparent palm fronds visible in the corners. The word "MODELS" is centered in white, bold, uppercase letters.

MODELS

SERENA

50.64 m²

- ◆ South View
- ◆ 1 Bedroom
- ◆ 1 Bathroom
- ◆ Open Living Room
- ◆ Kitchen
- ◆ Laundry Room
- ◆ Terrace

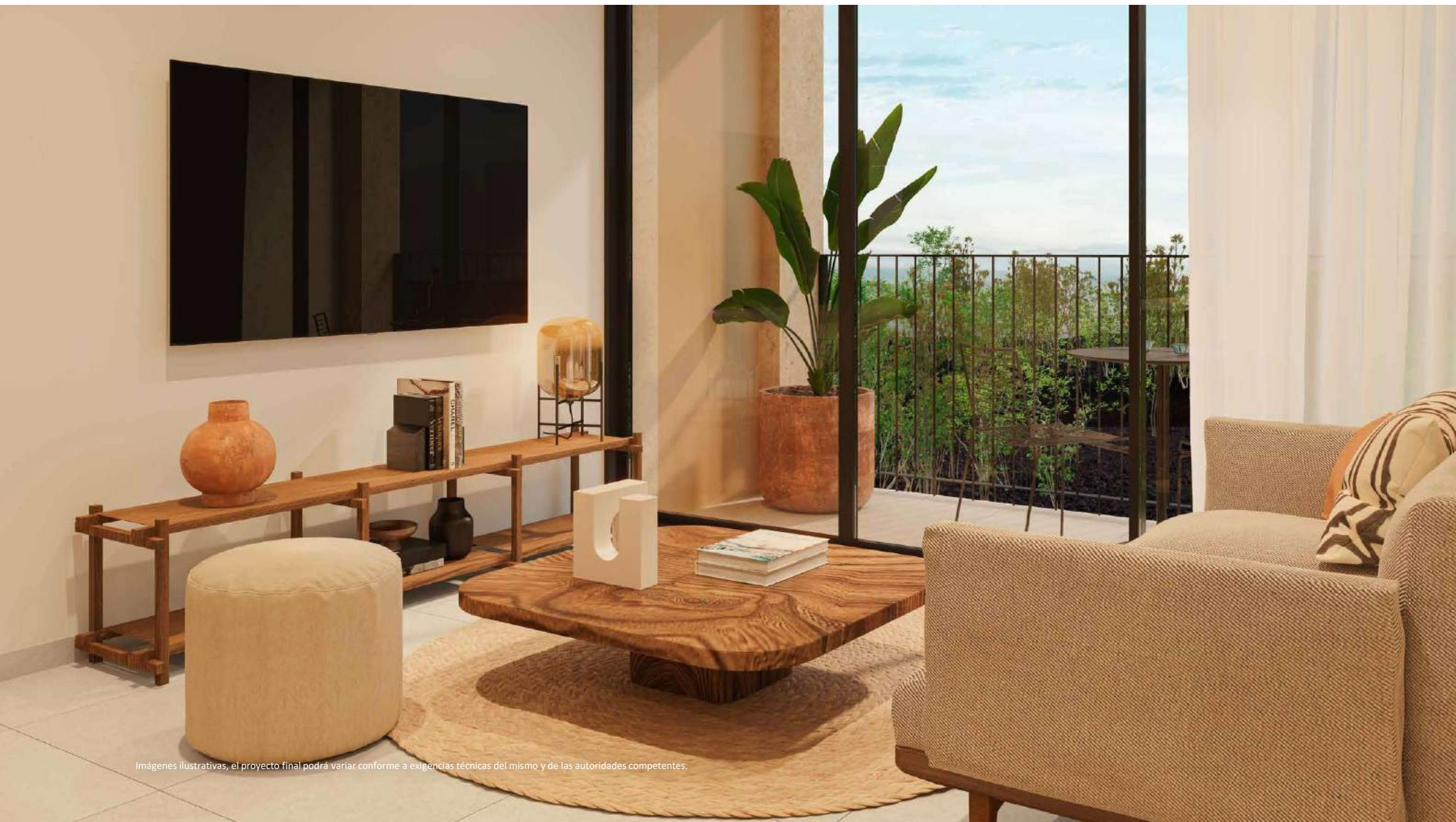


SERENA

55.8 m²

- ◆ South View
- ◆ 1 Bedroom
- ◆ 1 Bathroom
- ◆ Open Living Room
- ◆ Kitchen
- ◆ Laundry Room
- ◆ Terrace





Imágenes ilustrativas, el proyecto final podrá variar conforme a exigencias técnicas del mismo y de las autoridades competentes.

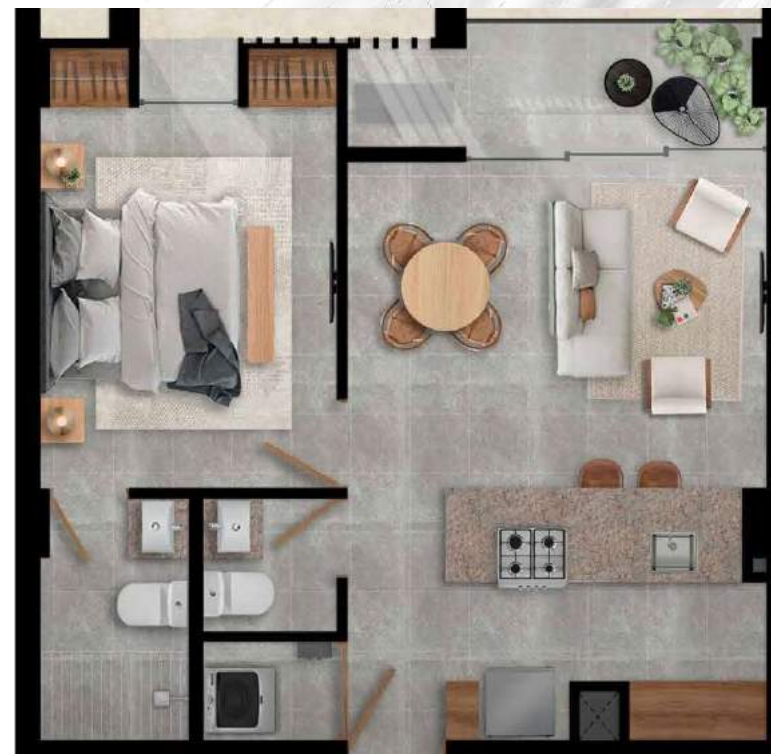


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OHANA

55.2 m²

- ◆ North View
- ◆ 1 Bedroom
- ◆ 1 Bathroom
- ◆ Open Living Room
- ◆ Kitchen
- ◆ Laundry Room
- ◆ Terrace

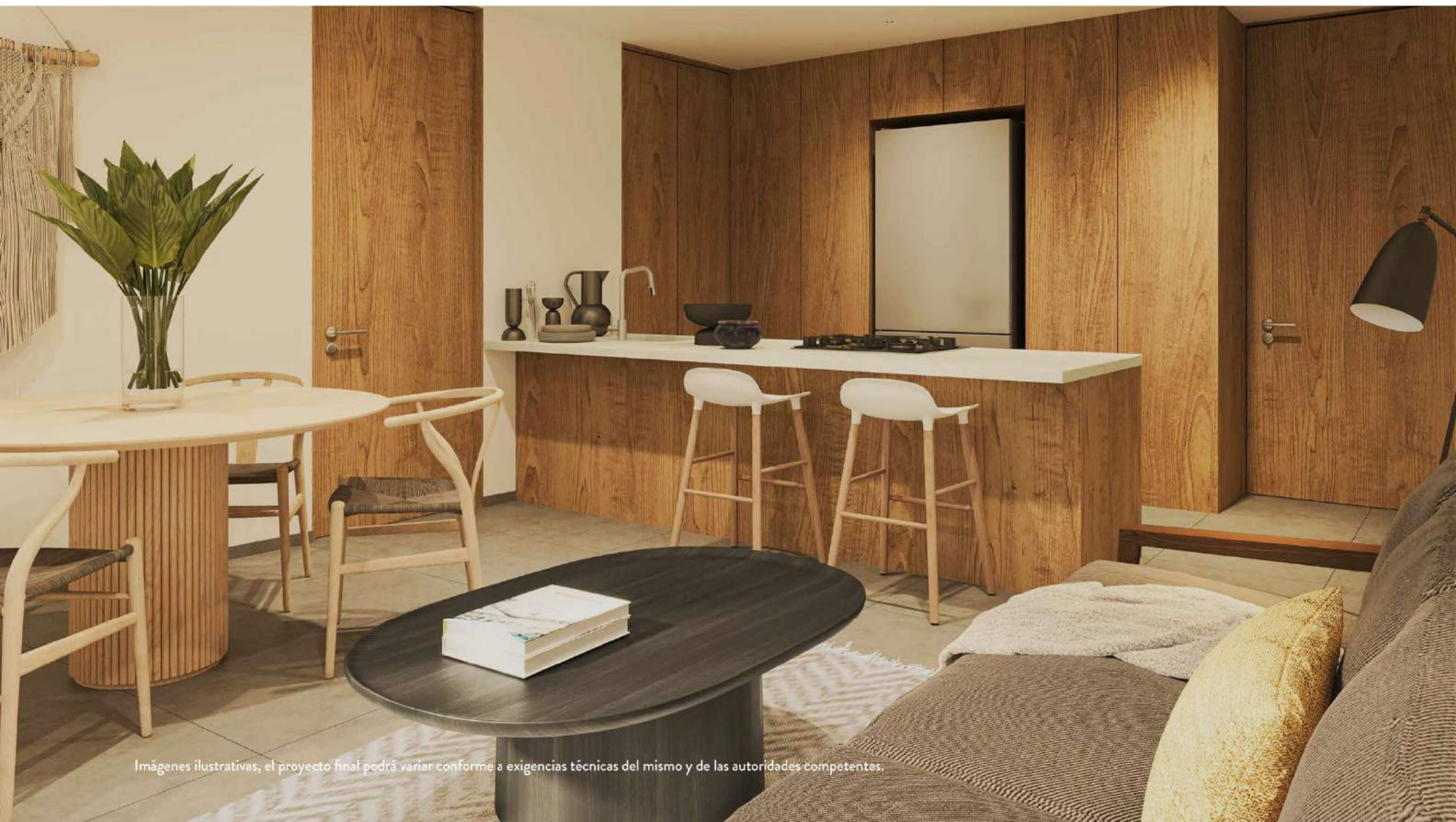


OHANA

57.7 m²

- ◆ North View
- ◆ 1 Bedroom
- ◆ 1 Bathroom
- ◆ Open Living Room
- ◆ Kitchen
- ◆ Laundry Room
- ◆ Terrace





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VITA

75.2 m²

- ◆ North & South View
- ◆ 2 Bedrooms
- ◆ 2 Bathrooms
- ◆ Walk-in closet
- ◆ Open Living Room
- ◆ Kitchen
- ◆ Laundry Room
- ◆ 2 Terraces

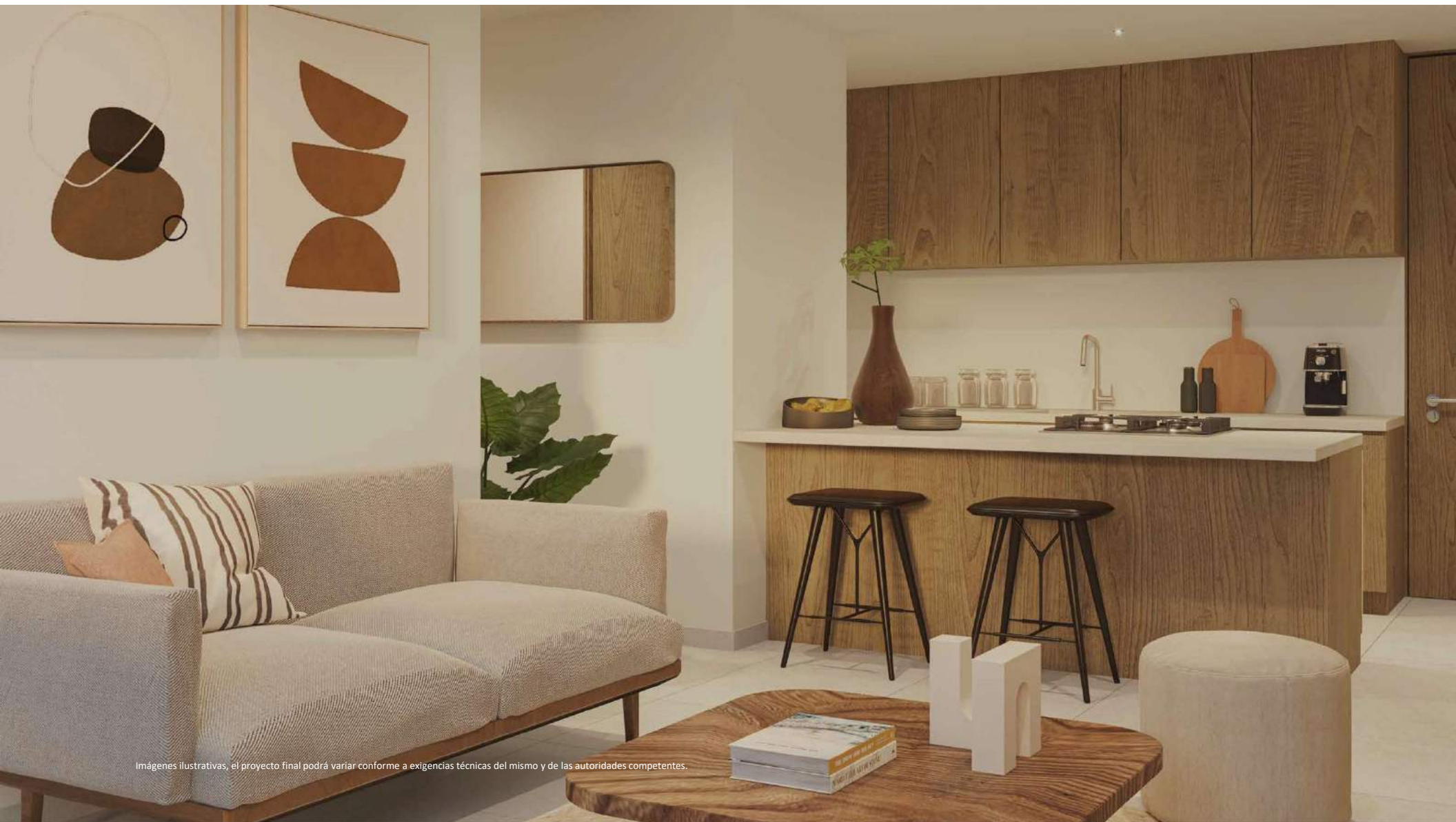


VITA

77.1 m²

- ◆ North & South View
- ◆ 2 Bedrooms
- ◆ 2 Bathrooms
- ◆ Walk-in closet
- ◆ Open Living Room
- ◆ Kitchen
- ◆ Laundry Room
- ◆ 2 Terraces





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ZEN

76.9 m²

- ✦ North View
- ✦ 2 Bedrooms
- ✦ 2 Bathrooms
- ✦ Open Living Room
- ✦ Kitchen
- ✦ Laundry Room
- ✦ Terrace

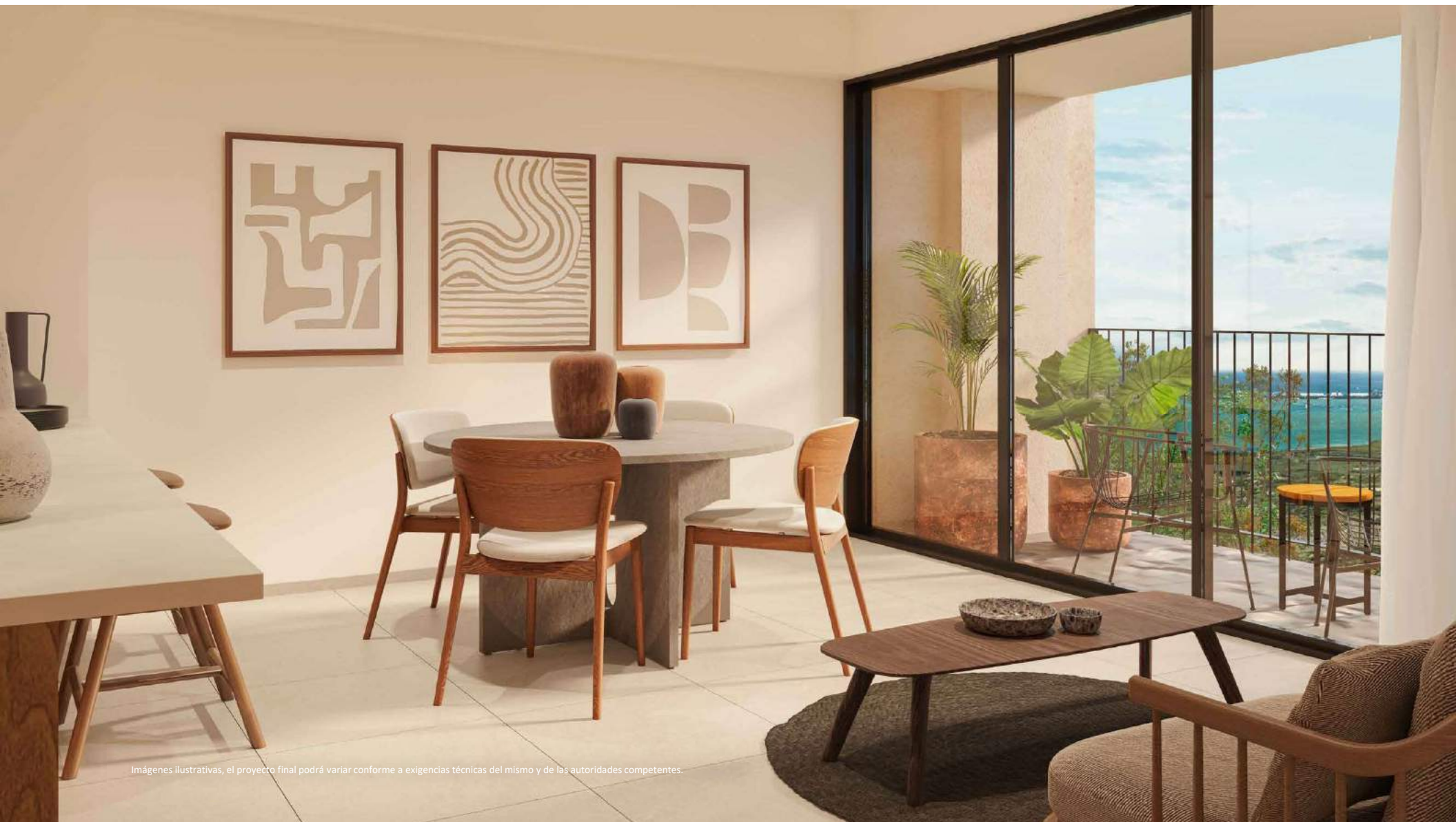


ZEN

76.9 m²

- ◆ North View
- ◆ 2 Bedrooms
- ◆ 2 Bathrooms
- ◆ Open Living Room
- ◆ Kitchen
- ◆ Laundry Room
- ◆ Terrace





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REASONS TO INVEST IN

OKÜN
LIVING CANCÚN

- ✦ High value zone (Blvd. Colosio)
- ✦ Location and connectivity
- ✦ High market for short and long-term rentals
- ✦ Surrounded by amenities that increase capital gains and quality of life

TOGETHER WE IMPROVE PEOPLE'S QUALITY OF LIFE



KOKONE

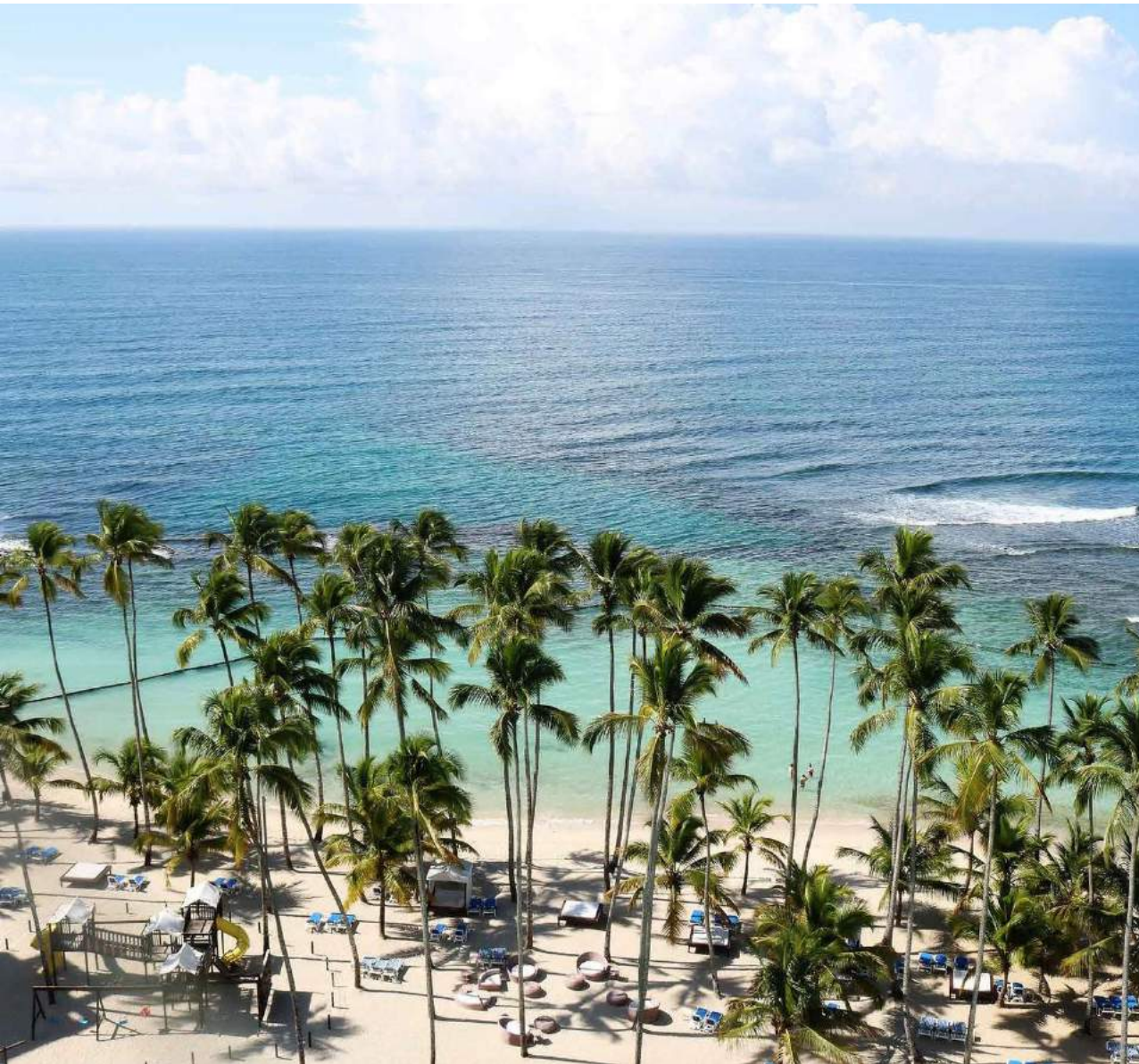
We finance cooking and food for girls, boys and adolescents from 6 to 17 years of age who are at risk of being on the streets and other psychosocial problems.



GRUPOVEQ

Classes in alliance with the Construyendo y Creciendo foundation. It allows construction workers to finish their primary, secondary and high school studies.





This document is of an illustrative nature, so the final project executed may vary according to its technical requirements and the competent authorities.