

# Real Aurora
RESIDENCIAL

★ NEW RELEASE ★

# TOWER B

DELIVERY MAY 2028

**STUDIOS** | **APARTMENTS** | **PENTHOUSES**
2 & 3 BR | 3 BR + ROOF

***DON'T MISS OUT!***

# PLAYA DEL CARMEN

## Where paradise turns into home

Playa del Carmen combines the charm of the Caribbean with a vibrant urban life. Its white sandy beaches, turquoise sea, and year-round warm weather create the perfect setting to enjoy every day.

In addition, its strategic location offers easy access to archaeological sites, natural parks, and a constantly growing culinary and cultural scene.

Living here is not just a smart investment—it's a lifestyle choice: peace, beauty, and well-being in one place.

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# A home that lives up to your dreams

Comprising two residential towers with a contemporary and functional design, offering studios, 2- and 3-bedroom apartments, as well as exclusive penthouses. Every space is thoughtfully designed to meet the needs of families, couples, and those seeking to invest in vacation rentals.

Amenities that elevate your lifestyle: central swimming pool, paddle court, kids' playroom, and children's playground.

Each tower features a rooftop with a fully equipped gym, an infinity pool with panoramic views, and a lounge terrace with bar to enjoy unforgettable sunsets.

With a privileged location on Av. 125 Norte, and quick access to the beach, shopping centers, and main roads, this project is the perfect blend of comfort, style, and location.

# Amenities

FOR AN IDEAL LIFESTYLE

- Family Pool
- Sun Decks
- Paddle Court
- Multipurpose Room
- Children's Playground
- Kids' Playroom
- Rooftop
- Lobby
- Commercial Area
- Elevators
- Controlled Access
- 24/7 Security



# Roof Top



Infinity Pool

Jacuzzis

Sun Deck

Gym

Sauna

Lounge Terrace

Bar

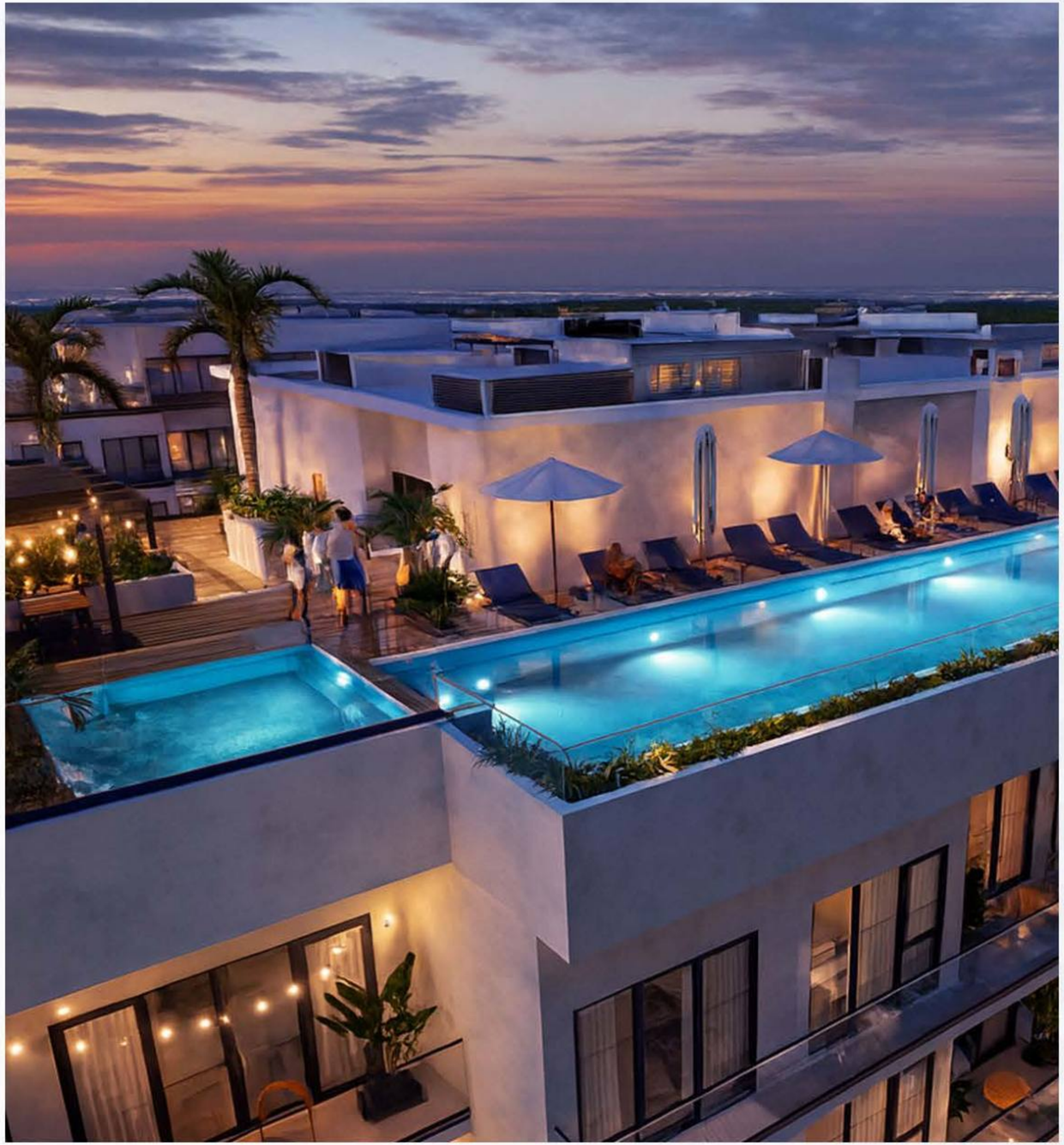
Grills

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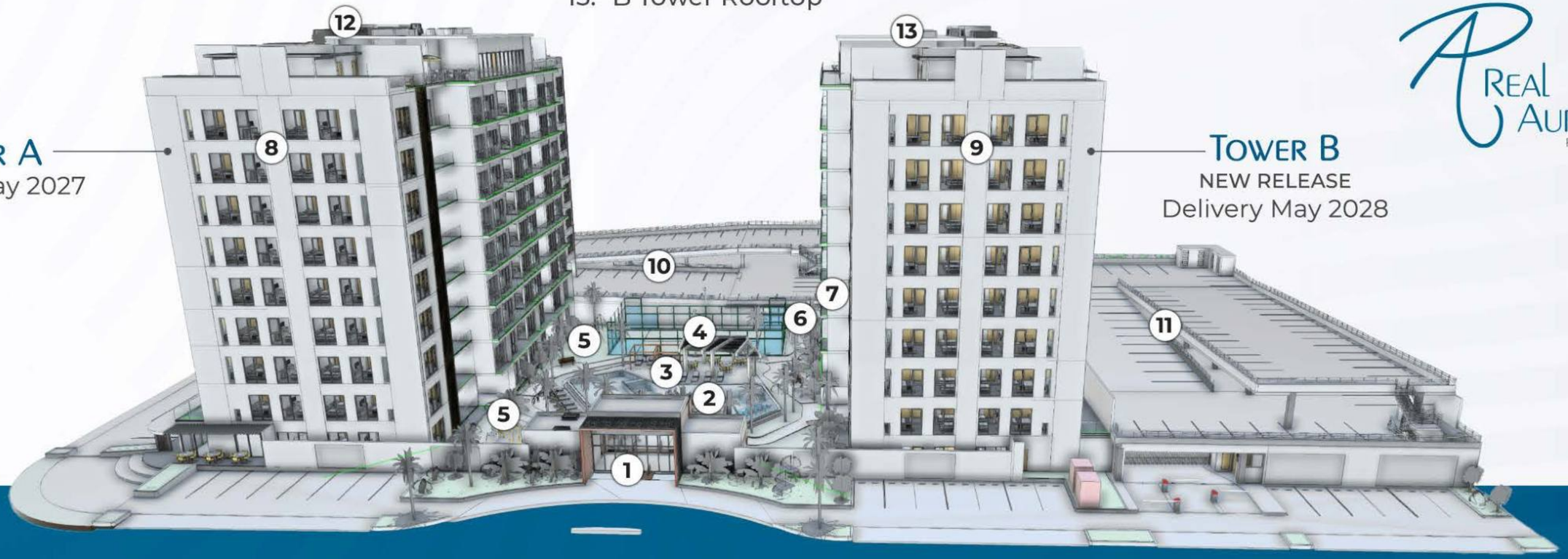


# MASTERPLAN

1. Lobby / Administrative Offices
2. Family Pool with Kids' Pool
3. Sun Deck Area
4. Paddle Court
5. Children's Playground
6. Kids' Playroom
7. Multipurpose Hall
8. A Tower
9. B Tower
10. A Tower Parking
11. B Tower Parking
12. A Tower Rooftop
13. B Tower Rooftop

Each rooftop features:

- Fully Equipped Gym
- Sauna
- Lounge Terrace with Bar
- Infinity Pool with Jacuzzis and Sun Deck
- BBQ Grills Area with Tables




**TOWER A**
Delivery May 2027

**TOWER B**
NEW RELEASE
Delivery May 2028

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# LOCATION



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AV. LUIS DONALDO COLOSIO
CANCUN
AV. 125 NORTE
CANCUN - TULUM HIGHWAY
LAS AMÉRICAS MALL
AV. CTM
AV. 115 SUR
AV. CONSTITUYENTES
AV. BENITO JUAREZ
FIFTH AVENUE
AV. 115 SUR PROLONGACIÓN
CENTRO MAYA MALL
AV. 30
AV. 15
AV. 10
PLAYACAR
CANCUN - TULUM HIGHWAY
XPLOR
Xcaret by MEXICO
TULUM
CARIBBEAN SEA

## NEAR EVERYTHING

| | |
|---|---|
| Fifth Avenue | 10 min |
| Mar Caribe | 11 min |
| Centro Maya | 12 min |
| Xplor | 15 min |
| Xcaret | 20 min |
| Tulum | 50 min |
| Cancún | 60 min |

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APARTMENT
# STUDIO

01 Entrance
02 Living Area
03 Kitchen
04 Bedroom
05 Closet (2)
06 Bathroom
07 Service Area
08 Terrace

| | |
|---|---|
| Interior: | 39.31 m² |
| Terrace: | 2.44 m² |
| TOTAL: | **41.75 m²** |

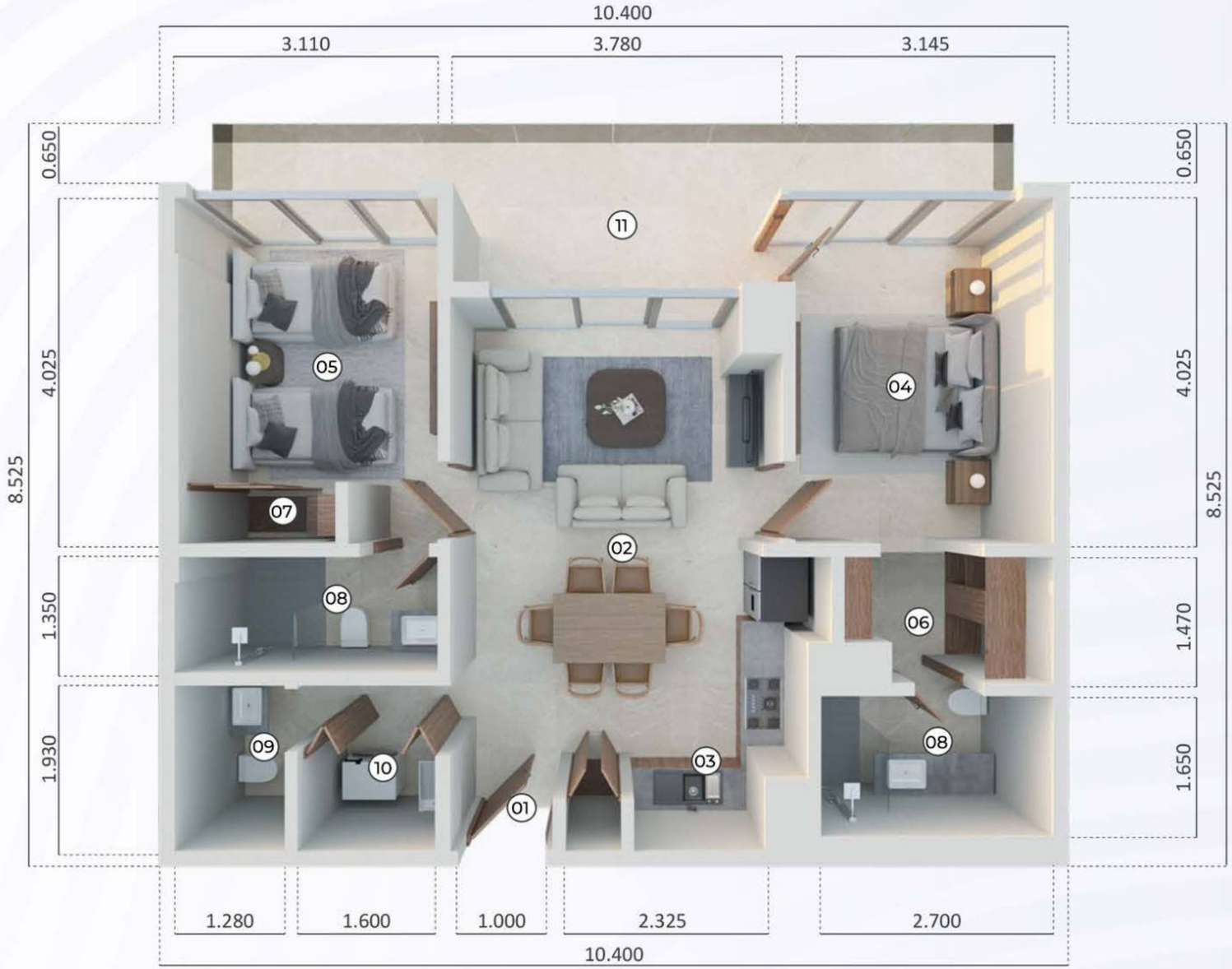


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APARTMENT
# 2 BEDROOMS

| | |
|---|---|
| 01 | Entrance |
| 02 | Living / Dining Room |
| 03 | Kitchen |
| 04 | Master Bedroom |
| 05 | Bedroom |
| 06 | Walk-in Closet |
| 07 | Closet |
| 08 | Bathroom (2) |
| 09 | Half Bathroom |
| 10 | Service Area |
| 11 | Terrace |

| | |
|---|---|
| Interior: | 77.38 m² |
| Terrace: | 11.12 m² |
| TOTAL: | **88.50 m²** |



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APARTMENT
# 3 BEDROOMS

01 Entrance
02 Living / Dining Room
03 Kitchen
04 Master Bedroom
05 Bedroom (2)
06 Closet (3)
07 Bathroom (2)
08 Half Bathroom
09 Service Area
10 Terrace

| | |
|---|---|
| Interior: | 107.39 m² |
| Terrace: | 9.17 m² |
| TOTAL: | **116.56 m²** |



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PENTHOUSE

# 3 BEDROOMS

FIRST FLOOR

01 Entrance
02 Living / Dining Room
03 Kitchen
04 Master Bedroom
05 Bedroom (2)
06 Closet (3)
07 Bathroom (2)
08 Half Bathroom
09 Service Area
10 Terrace

Interior: 125.42 m²
Terrace: 62.93 m²
TOTAL: **188.35 m²**



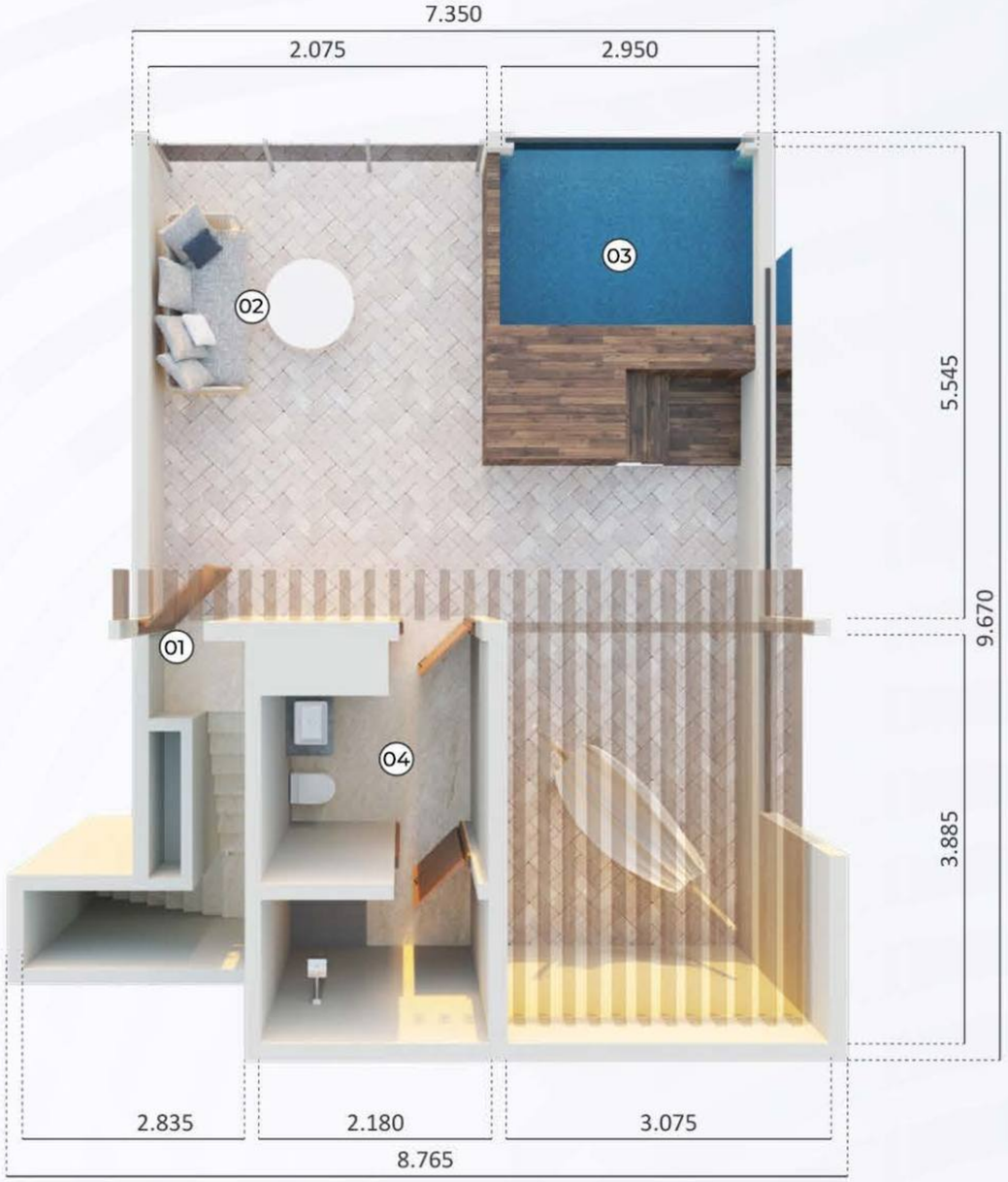
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PENTHOUSE

# 3 BEDROOMS

ROOF TOP

01 Entrance
02 Terrace
03 Pool
04 Bathroom




| | |
|---|---|
| Interior: | 125.42 m² |
| Terrace: | 62.93 m² |
| TOTAL: | **188.35 m²** |