

INVEST IN TULUM

with

SELVARAÍ SOL

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TULUM: THE ROYAL CITY

Tulum is a small beach town about 80 minutes ride south of Cancun and just 40 minutes from Playa del Carmen. Tulum is reminiscent of the way Playa del Carmen, the most popular tourist spot in the Mexican Caribbean, was 15 years ago. It has the largest Maya construction built on the coast that became Mexico's most visited pre-Hispanic site. It also attracts thanks to its area of natural beauty; Sian Ka'an (Where the Sky is Born), home for thousands of species of flora and fauna, which is why the region became a designated Biosphere Reserve then declared a World Heritage Site by the UNESCO.



TOP DESTINATION

-  2.2 million visitors a year
-  10.6 Kilometers long strip of sand beach
-  One of the most known archaeological site
-  Among the best yoga schools and retreats



#1 destination on the rise for 2016 with one of the top beaches in the world



Cenotes: natural and pure water pools



Bohemian atmosphere





Eco-Chic hotels

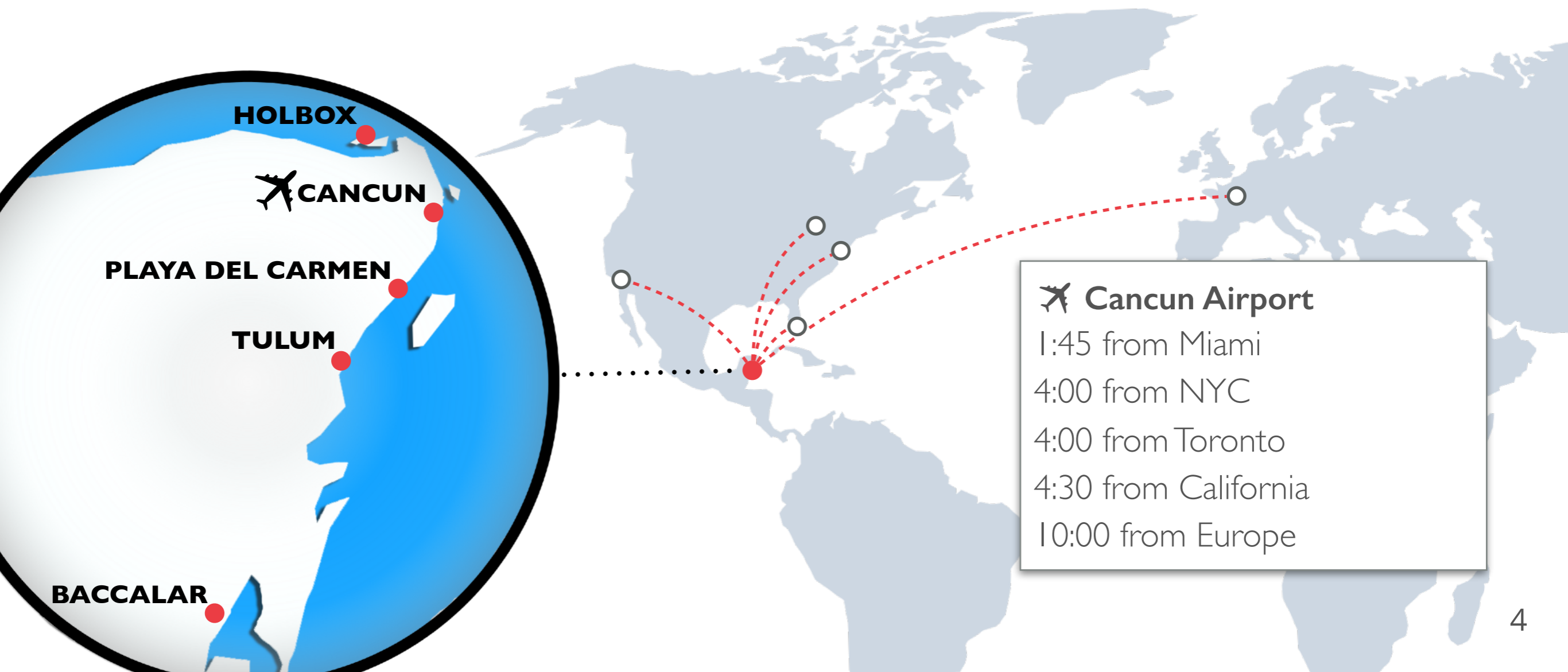


Next stop after Ibiza on the global DJ party circuit

PERFECT CLIMATE EASILY ACCESSIBLE

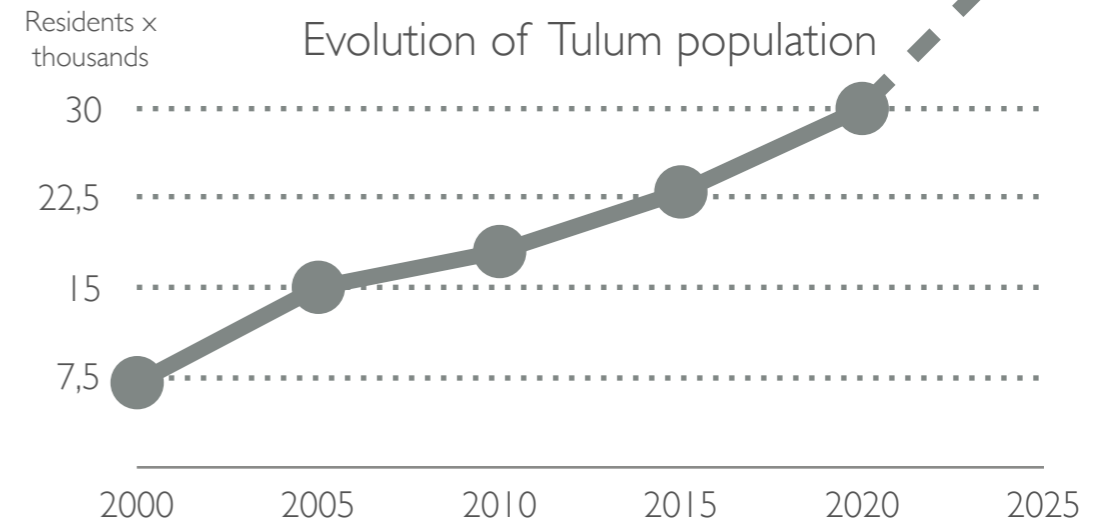
Tulum became a hot place to be for many US, Canadian and European citizens willing to escape the city thanks to its favorable tropical climate almost all year long, allowing tourism for 12 months with several peak periods. This weather benefits investments allowing a strong occupancy.

 all year long  24°/33° (source: )



TULUM: THE PLACE TO BE/INVEST

Tulum is known as a favorite destination worldwide for a hip and urban tourist population. It's the fastest growing real estate market in the Mexican Caribbean thanks to its reputation as a safe, attractive investment opportunity. The area's growing popularity has created a shortage of rentals and hotels. The value of real estate in Tulum is expected to continue increasing over the next years as the demand for housing grows.



**One of the best places in the world
to buy a winter home**



 Investopedia

WHY IS IT A GOOD INVESTMENT?

Here are just a few of our top reasons to invest in Tulum:

- High ROI
- Stable Investment
- Modern Infrastructure
- Portfolio Diversification
- Incredible Upside Potential
- Great Comparative Value
- Rapid Appreciation



ECO-FRIENDLY

The developers investing in Tulum are dedicated to keeping the homes eco-friendly and preserving Tulum's natural beauty. There are strict environmental regulations to ensure it remains a place of serenity and nature at its best, compared by many as the Ibiza of the Caribbean Mexico. Overbuilding is not possible, due to Tulum's geographical position; it has natural borders limiting its growth since it is surrounded by the ancient Mayan ruins on the north, the natural reserve Sian Ka'an biosphere on the south and seaside on the east.



A mecca for eco-minded travelers

The New York Times



REGION 15: VERY HIGH POTENTIAL

Located between the village of Tulum and the beach, region 15 is at the heart of a developing area. The Kukulkan Avenue which is giving a second access to the beach, should be opened officially soon. This will make the entire neighborhood the nearest residential area to the beach. Real estate experts even talk about doubling the value of the land.





CENOTES
Natural pools



CANCUN
International Airport



TULUM RUINS
Mayan Archeological Site



NIGHT LIFE
Bars & Clubs



EL PUEBLO
City center

Chetumal - Cancun

Av. Coba

Av. Kukulkan



DIVING
Marine fauna and flora



BACCALAR
The 7 colors Laguna

5 Av. Sur



HOLISTIKA
Yoga school

REGION 15



ALDEA ZAMA
Future golf of Tulum

Av. Boca Paila



BEACH
Eco friendly touristic zone

Caribbean Sea

OUR LANDS FOR SALE
SELVARAÍ SOL



SIAN KA'AN
Wild life sanctuary

SELVARAÍSOL

SELVARAÍSOL is a Mexican based company and common project of 4 friends (Stéphane, Hédi, Matthieu and Roy) which was created to fulfill a desire to develop sustainable and innovative projects in Tulum. For us, Tulum was love at first sight.

Stéphane, a French expat living and working in Tulum's real estate since 2015, has been focused on buying and selling lots, building, renting and selling real estate (mostly residential, private owned villas). His knowledge and expertise in the real estate market of Tulum is priceless. From local administration, notaries, lawyers, architects, workers and builders, Mexican banking system all the way to online renting platforms, he knows it all. SELVARAÍSOL is committed to guide all our customers through any administrative procedures and to provide all necessary contacts, whether they wish to develop or invest.



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LOTS FOR SALE

Starting from **150 USD/m²** *

- **641,07 m²** (33,00 m x 19,57 m)
6900,42 ft² (355,21 ft x 210,65 ft)
- **818,29 m²** (50,10 m x 16,45 m)
8808,00 ft² (539,27 ft x 177,07 ft)
- **1000,00 m²** (33,00 m x 30,53 m)
10763,90 ft² (355,21 ft x 328,62 ft)

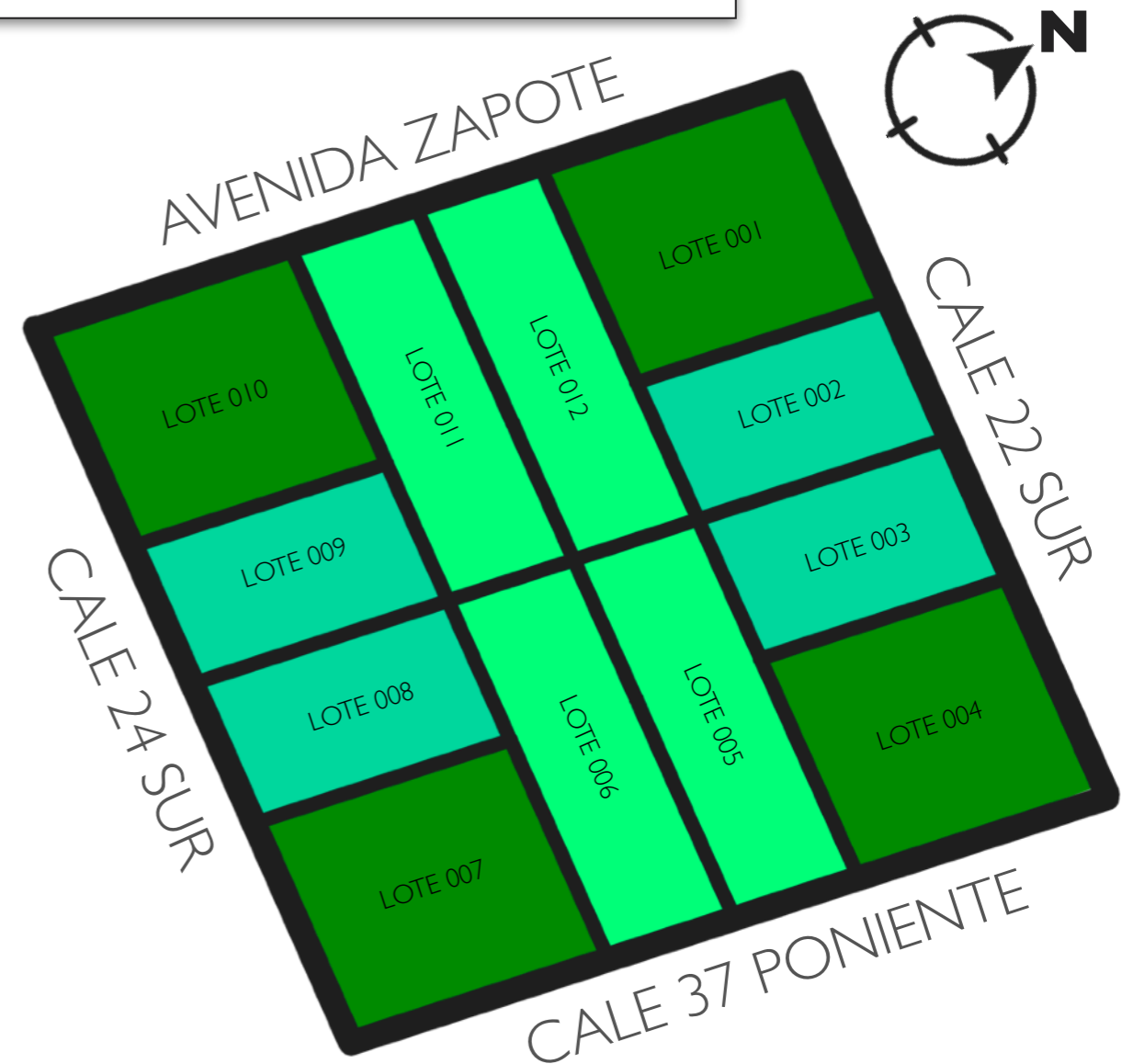
REGION: 15

MANZANA (HECTARE): 303

SOIL USE: Mixt

LEGAL STATUS: Public deed

DENSITY: H2 / H2,TH1 / TH1



* Price valid until February, 1st 2020



NEXT TULUM
PROJECT IS
yours



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