



## ACACIA

From \$2,460,000  
MXN

PRICE

1 – 3

BEDROOMS

1 – 3

BATHROOMS

70 – 260 m<sup>2</sup>

753 – 2799 ft<sup>2</sup>

AREA

Playa del Carmen

Quintana Roo

LOCATION

### DESCRIPTION

Acacia in Playa del Carmen is designed around everyday residential life rather than only vacation use. The community is aimed at families, couples and professionals who live and work in Playa del Carmen and want a quieter environment with practical services and convenient access to the rest of the city. Located along Avenida Universidades, the development maintains a residential atmosphere while remaining well connected. Downtown Playa del Carmen is approximately 10 minutes away, Xcalacoco Beach around 9 minutes, the Maya Train station 20 minutes and Cancun International Airport approximately 40 minutes from the property.

The project combines 127 residences with 22 commercial spaces across four residential buildings of four levels. The mixed-use concept is designed to make daily life more convenient, with retail and services on the ground level while residential areas remain separate and private. The residential collection includes 8 different layouts ranging approximately from 70 to 260 m<sup>2</sup>, with one, two and three-bedroom configurations....

# Technical sheet

|             |                                                      |
|-------------|------------------------------------------------------|
| TYPE        | Apartment                                            |
| OPERATION   | Sale                                                 |
| DELIVERY    | Pre-sale                                             |
| PRICE       | From \$2,460,000 MXN                                 |
| BEDROOMS    | 1 – 3                                                |
| BATHROOMS   | 1 – 3                                                |
| AREA        | 70 – 260 m <sup>2</sup> / 753 – 2799 ft <sup>2</sup> |
| LOCATION    | Playa del Carmen, Quintana Roo                       |
| ADDRESS     | Xcalacoco, Playa del Carmen                          |
| COORDINATES | 20.6748, -87.0512                                    |

## FULL DESCRIPTION

...Smaller options include double-height loft-style residences and one-bedroom layouts, while larger formats introduce additional bedrooms, generous terraces and private rooftop spaces.

Two-bedroom options include the Oriol collection, with standard, terrace and larger configurations. The Oriol Rooftop offers 138 m<sup>2</sup> total, including a 50 m<sup>2</sup> private rooftop designed with social and BBQ areas. At the top of the collection, the 260 m<sup>2</sup> PH Monarca features three bedrooms, three bathrooms, extensive exterior space and a lock-off configuration.

Amenities support full-time residential use with a swimming pool, children's pool, wet and dry sun decks, gym, lounges, multipurpose rooms and coworking space. Controlled access, 24/7 security, underground parking and a motor lobby add another layer of everyday convenience.

## Technical sheet

The commercial area adds 22 spaces ranging from 31 to 148 m<sup>2</sup>, together with a central drop-off, parking, pedestrian areas and a bike lane that connects different parts of the development.

Who is Acacia designed for? Primarily residents seeking a practical long-term home in Playa del Carmen rather than a purely tourist-oriented property.

What sizes are available? Eight residential layouts are documented, ranging from compact residences to a 260 m<sup>2</sup> penthouse.

For buyers prioritizing everyday comfort, family-oriented amenities and strong city connectivity, Acacia offers a residential proposition that feels distinctly different from downtown vacation-rental developments.

Contact L'Agence for current availability and purchasing conditions.

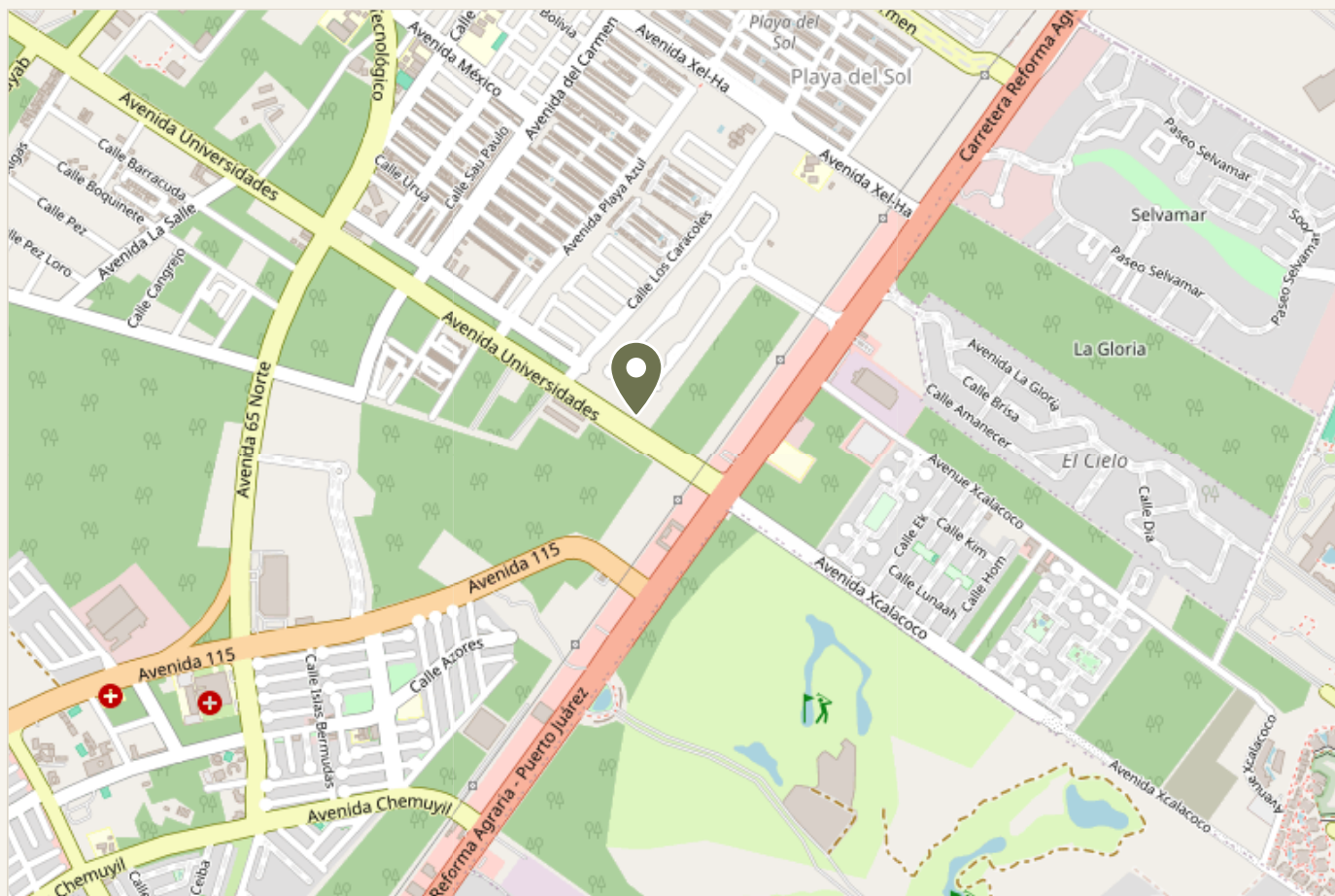
## Gallery 1/2



## Gallery 2/2



## Location



### LOCATION

## Playa del Carmen, Quintana Roo

Xcalacoco, Playa del Carmen

Coordinates: 20.6748, -87.0512

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