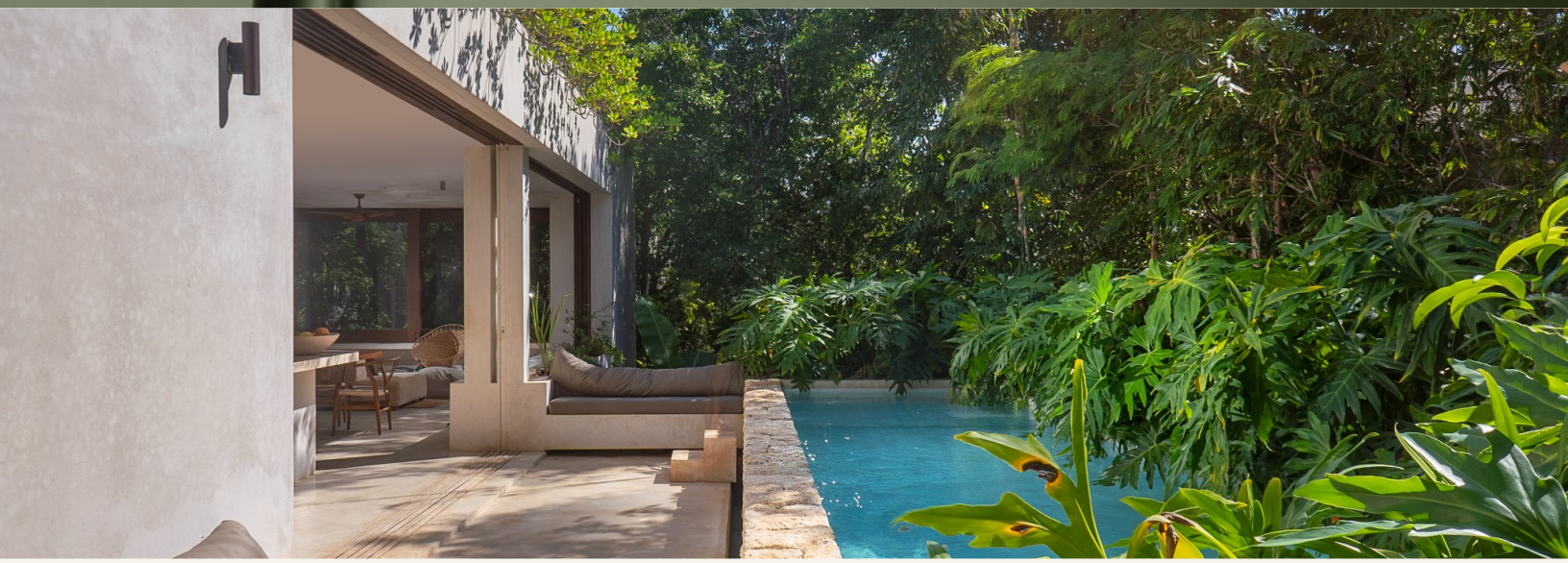


VILLA TEPUI

$850,000 USD	4	4.5	315 m²	375 m²	Tulum
			3391 ft²	4036 ft²	Quintana Roo
PRICE	BEDROOMS	BATHROOMS	BUILT	LOT	LOCATION

DESCRIPTION

Architect-Designed Luxury Villa with Private Pool in Aldea Zama, Tulum

Discover an exceptional private residence in the heart of Aldea Zama, one of Tulum's most desirable and established residential communities. Designed and built by CoLab, this remarkable four-bedroom villa brings together contemporary architecture, natural materials, privacy and the distinctive lifestyle that has made Tulum an internationally recognized destination.

Offering 315.23 m² of construction on a 375 m² lot, the property has been thoughtfully conceived to create elegant, functional living spaces that connect naturally with the surrounding tropical environment. Its organic architecture, chukum and Mayan stone finishes, open-concept layout and warm natural textures reflect the sophisticated yet relaxed design philosophy associated with Tulum. A privileged location in La Privada, Aldea Zama

The villa is located within La Privada, in Aldea Zama, one of Tulum's most sought-after residential areas for buyers who value privacy, tranquility and convenient access to the destination's attractions....

L'AGENCE
REAL ESTATE CURATORS

Technical sheet

TYPE	House
OPERATION	Sale
DELIVERY	Ready to move in
PRICE	$850,000 USD
BEDROOMS	4
BATHROOMS	4.5
BUILT AREA	315 m^2 / 3391 ft^2
LOT AREA	375 m^2 / 4036 ft^2
LOCATION	Tulum, Quintana Roo
ADDRESS	La Privada, Aldea Zama, Tulum
COORDINATES	20.1981, -87.4586

AMENITIES

- Private Second-Level Swimming Pool
- Rooftop Jacuzzi
- 4 En-Suite Bedrooms
- Architect-Designed by CoLab
- Mayan Stone Finishes
- Solar Panels
- Rainwater Harvesting System
- Fully Furnished
- Private Rooftop Terrace
- Gas and Charcoal BBQ
- Open-Concept Living
- Chukum Finishes
- Laundry Room
- Water Cistern
- Parking for 1 Vehicle
- Fully Equipped

Technical sheet

- La Privada, Aldea Zama Location

FULL DESCRIPTION

...Aldea Zama is known for its contemporary architecture, tropical surroundings, boutique developments and residential atmosphere.
Its location provides convenient connections to downtown Tulum, local restaurants, cafés, boutiques and the renowned hotel zone.
The white-sand Caribbean beaches, beach clubs, cenotes and celebrated culinary scene are all part of the lifestyle that makes Tulum so appealing to international buyers.
La Privada offers an attractive residential setting for those seeking a private retreat surrounded by nature while remaining connected to the area's main destinations.
Signature architecture and natural materials
One of the property's defining features is its architectural design by CoLab.
The villa embraces the organic contemporary style that has helped establish Tulum as an internationally recognized destination for architecture and design.
Chukum finishes, Mayan stone, natural textures and warm tones create a harmonious connection between the interiors and the tropical surroundings.
Its open-concept design encourages natural light and provides a seamless flow between the living spaces, creating an atmosphere of openness, elegance and tranquility.
The result is a residence that balances architectural sophistication with the relaxed, nature-inspired character of Tulum.
Four bedrooms designed for comfort and privacy
The villa features four bedrooms, each with its own full bathroom, providing an ideal layout for families, guests and buyers seeking a spacious second home in the Mexican Caribbean.
Its combination of private suites and inviting shared spaces allows residents and visitors to enjoy time together while maintaining their individual comfort.
The property is offered fully furnished and equipped, with interiors that complement its architectural identity and allow for immediate enjoyment.
Private elevated pool and rooftop jacuzzi
Outdoor living is one of the villa's greatest highlights.
The private swimming pool, located on the second level, offers a distinctive architectural feature and an intimate environment for relaxing in Tulum's tropical climate.
The rooftop provides an additional private retreat, complete with a jacuzzi and a barbecue area equipped for both gas and charcoal grilling.
Whether enjoying a quiet afternoon, hosting an outdoor dinner or spending time with friends and family, these spaces are designed to make the most of the Caribbean lifestyle.
Sustainable features and everyday convenience

L'AGENCE
REAL ESTATE CURATORS

Technical sheet

Beyond its architectural appeal, the residence incorporates features that reflect a thoughtful approach to resource management.
Solar panels, a water cistern and a rainwater harvesting system complement the property's nature-inspired concept.
The villa also includes a dedicated laundry room and parking for one vehicle.
An exclusive off-market opportunity in Tulum
Villa Tepui presents a distinctive opportunity for buyers seeking an architect-designed luxury property in one of Tulum's most established residential neighborhoods.
Its CoLab design, four en-suite bedrooms, natural finishes, elevated private pool and rooftop jacuzzi create a compelling combination of privacy, architectural character and lifestyle appeal.
The property is particularly well suited for use as a primary residence, an exclusive second home or a private vacation property, with any rental strategy subject to applicable regulations and operating conditions.
Offered as an exclusive off-market opportunity, this residence is intended for buyers who appreciate distinctive architecture, privacy and refined tropical living.
Contact L'Agence by Los Socios for confidential information, purchase details and a private viewing of this exceptional villa in Aldea Zama, Tulum.

Gallery 1/4













Gallery 2/4













Gallery 3/4













Gallery 4/4

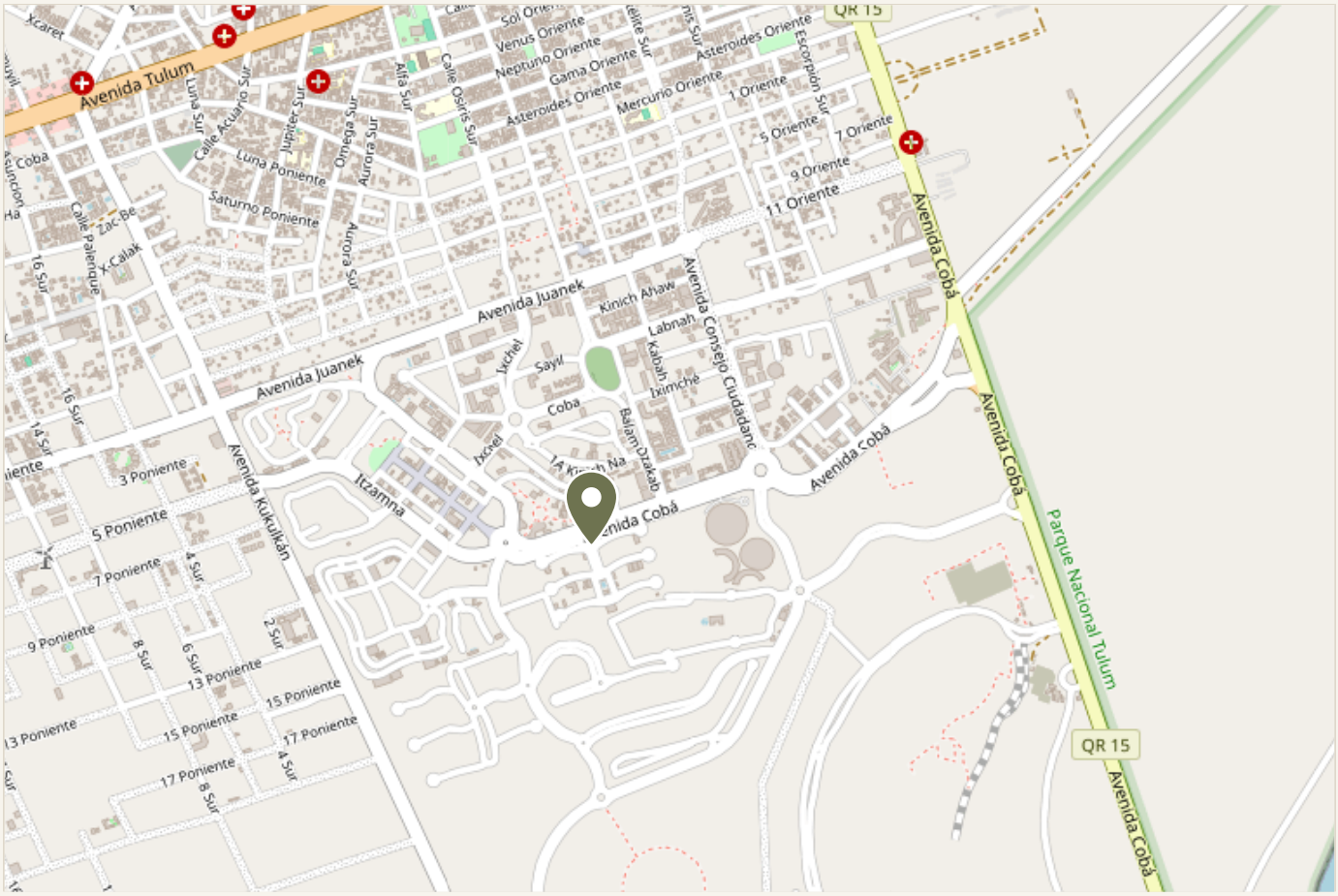




SEE FULL GALLERY

L'AGENCE
REAL ESTATE CURATORS

Location



LOCATION

Tulum, Quintana Roo

La Privada, Aldea Zama, Tulum

Coordinates: 20.1981, -87.4586

© OpenStreetMap contributors