Casa Caracol 2 Bedroom House

Price: $465,264 USD



Bedrooms: 2

Bathrooms: 2

Size: 1,829 sq ft

Lot Size: 1,506 sq ft

Address: Centro Merida, Merida Real Estate, Yucatan, 97000

Description

Casas Caracol is a thoughtfully designed residential project located in the heart of Mérida Centro. Just a few blocks from Parque Santa Ana and Paseo Montejo, these homes offer a comfortable, practical, and well-built living option in one of the city's most walkable and culturally rich neighborhoods. Whether you're looking for a full-time home, a vacation property, or a long-term investment in a growing market, Casas Caracol offers convenience, style, and functionality in a central location.

Comfortable Layouts with Regional Character

Each home features 170 m² (1,829 ft²) of total construction on a 140 m² (1,506 ft²) lot, with 143 m² (1,540 ft²) of enclosed living space. The layout includes two bedrooms, each with its own full bathroom, closet space, and a desk area—ideal for remote work or study. There's also a guest bathroom, a fully equipped kitchen, laundry area, and an open living-dining space that connects directly to a private terrace with a pool. On the rooftop, a garden area provides additional outdoor space for relaxing or entertaining.

Built with Local Materials and Practical Finishes

Casas Caracol homes are built with long-lasting materials and inspired by Yucatecan architecture. Features include chukum finishes, traditional Yucatán-style doors, cedar wood carpentry, terrazzo floors, and bajareque-style accents. High ceilings and natural ventilation keep the homes comfortable, while thoughtful details like dimmable lights and ambient lighting add warmth to the space.

Smart Infrastructure and Energy Efficiency

The homes are equipped with practical systems designed for everyday use and long-term savings. Each house includes preparation for solar panels, a 1,200-liter buried water cistern, 750-liter water tank with pump, and a water softener with active carbon and sediment filters. Additional features include an electric boiler, photovoltaic sensor lighting, a swimming pool system with pump and filter, and air conditioning installed in all rooms.

Functional Features for Everyday Living

Designed with daily comfort in mind, Casas Caracol homes also include modern touches like TV and internet outlets in all rooms and rooftop, electrically operated upper windows, garbage disposal and mailbox prep, and secure lighting and water systems. These details make the homes easy to maintain, live in, or manage as rental properties.

Prime Location in the Historic Center of Mérida

The location is one of Casas Caracol's strongest assets. You'll be just 3 blocks from Parque Santa Ana, 4 blocks from Paseo Montejo, and a short walk from Mérida Cathedral and La Plancha Park. Local restaurants, cafes, galleries, and shops are all nearby, making it easy to enjoy the best of Mérida without needing a car.

Optional Furniture Package Available

For buyers who want a ready-to-use home, a furniture package is available. This makes the property a great choice for those looking to move in quickly or begin using it as a vacation rental right away.

FAQ

What makes the location of Casas Caracol special?

Casas Caracol is located in Mérida Centro, just 3 blocks from Parque Santa Ana and 4 blocks from the famous Paseo Montejo. This area is one of the most desirable and walkable parts of the city, with easy access to restaurants, cafes, markets, galleries, museums, and parks like La Plancha, which features walking trails, a food hall, and cultural spaces.

Is the neighborhood safe and suitable for full-time living?

Yes. Mérida Centro is one of the safest and most livable urban neighborhoods in Mexico. Many residents are full-time locals and international homeowners who value the historic charm, walkability, and vibrant culture. The homes are designed with secure systems, including outdoor lighting and mailboxes, and garbage access through secure exterior doors.

What are some nearby attractions and amenities?

In addition to Parque Santa Ana, the homes are a short walk to the gastronomic corridor of Calle 47, the La Plancha urban park, local art galleries, artisan markets, and the city's historic landmarks. You'll also find pharmacies, supermarkets, yoga studios, and co-working spaces all within a few minutes' walk.

















































