





Lirio Lot At Valenia

Valenia, Playa del Carmen

$115,000 USD

Land

276 m² / 2,967 ft²

AT A GLANCE

Highlights

Event Room · Fitness Center · Kids Pool · Paddle Court · Pet Friendly · Playground Area · Soccer Field · Swimming Pool · Tennis Court

THE DETAILS

The property

Lirio 134 is a residential lot for sale within Valenia Residential Club in Playa del Carmen, offering 2,967 square feet (275.66 square meters) of land for a custom single-family home. The lot has approximately 39 feet (12 meters) of frontage and more than 75 feet (23 meters) of depth along its curved side, providing a versatile footprint for a tailored residential design.

Building parameters support a three-level home with a maximum height of approximately 30 feet (9 meters), together with a 0.70 COS and 1.30 CUS. The lot sits within a controlled-access residential development with 24-hour security and three vehicle entry and exit points.

Valenia Residential Club offers extensive shared amenities, including a semi-Olympic swimming pool with three lanes, a children's pool, a 1,830-square-foot (170-square-meter) fitness center, terrace with bar, sunbathing area, soccer field, tennis court, two paddle courts, children's playground, dog park, event rooms, and a 0.6-mile (1-kilometer) jogging path. Its Playa del Carmen setting also places residents within convenient reach of the city center, Caribbean beaches, and Xcaret Park.

FAQ

What can be built on Lirio 134?
The development parameters allow for a single-family home of up to three levels with a maximum height of approximately 30 feet (9 meters). The lot has a 0.70 COS and 1.30 CUS.

What amenities are available at Valenia Residential Club?
Residents have access to a semi-Olympic swimming pool, children's pool, 1,830-square-foot (170-square-meter) fitness center, terrace with bar, sunbathing area, soccer field, tennis court, two paddle courts, children's playground, dog park, jogging path, and event rooms for adults and children.

Does Valenia Residential Club have controlled access and security?
Yes. Valenia Residential Club provides 24-hour controlled vehicle access and has three entry and exit points serving the development.

How much green space does Valenia Residential Club have?
The development includes more than 161,000 square feet (15,000 square meters) of dedicated green areas across a community spanning more than 37 acres (15 hectares).

IN PICTURES

A closer look













IN PICTURES

A closer look













IN PICTURES

A closer look









This brochure includes 21 of the property's 26 photos. Ask your agent for the complete photo collection.