Selvanova 817 2B – 3 Bedroom Condo

Price: $195,000 USD

Bedrooms: 3

Bathrooms: 2.5

Size: 1,017 sq ft

Address: Selvanova, Playa del Carmen Real Estate, Quintana Roo

Description

If you've been looking for a home that actually breathes, this 3-bedroom condo in the Selvanova community is a breath of fresh air. Spanning a generous 94.52 m² (approx. 1,017 sq. ft.), this residence moves away from the "cookie-cutter" feel of many coastal apartments, offering a smart, intuitive floor plan that maximizes every inch.

The layout centers on an open-concept living and dining area that invites natural light, making the home feel bright and airy from the moment you step through the door. With 2.5 bathrooms, you have that extra half-bath for guests; a small luxury that makes a huge difference in daily convenience.

The Lifestyle Package

Living here isn't just about the four walls; it's about the community perks. Whether you're moving in full-time or looking for a high-performing rental investment, the amenities cater to a relaxed, active lifestyle:

- **Relax & Socialize:** Take a dip in the sparkling pools or host a weekend cookout at the dedicated barbecue stations.
- **Stay Active:** Skip the gym membership and use the on-site fitness center.
- **Peace of Mind:** Enjoy the comfort of a gated environment with 24/7 security and the convenience of elevator access directly to your floor.
- **Convenience:** Includes one dedicated parking space.

This property strikes that rare balance: it's large enough for a family, yet low-maintenance enough for a vacation getaway. With a monthly HOA of just 80 USD, it's an efficient way to enjoy premium community living without the heavy overhead.

Is this property suitable for a long-term family residence?

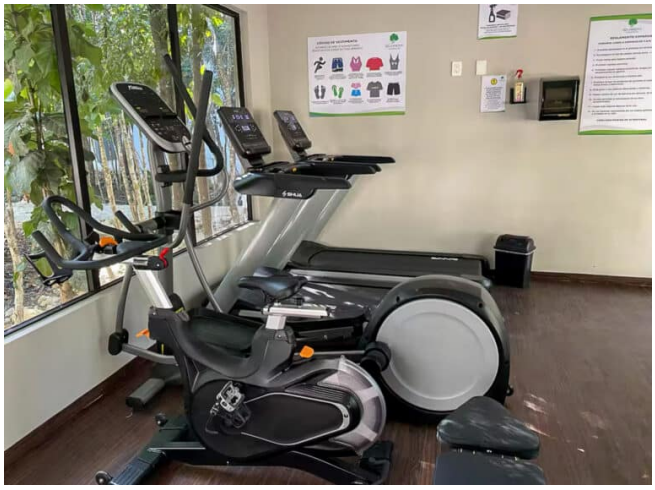
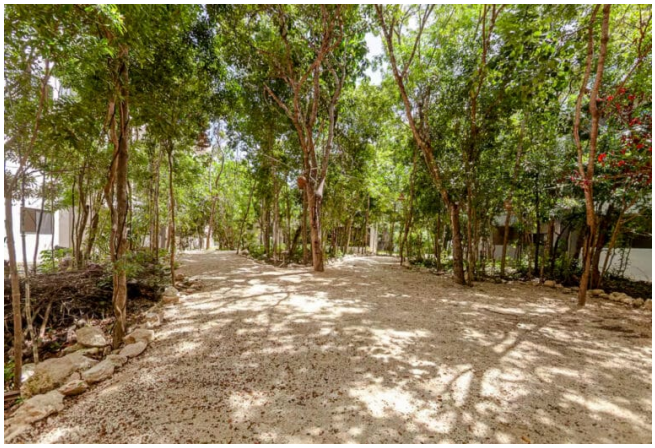
Absolutely. Unlike many smaller studios in the area, the 94.52 m² (1,017 sq. ft.) footprint and 3-bedroom configuration are specifically designed for livability. The 2.5-bathroom setup ensures there is no "morning rush" conflict, and the 24/7 security provides a safe environment for residents of all ages.

What exactly does the 80 USD HOA fee cover?

The monthly fee is remarkably competitive for the region. It covers the maintenance of common areas, including the pools, gym, and barbecue zones, as well as landscaping, elevator maintenance, and 24/7 security personnel at the gate.

Does the building have accessibility features?

Yes. One of the standout features of this specific building is the elevator access. This makes the unit an excellent choice for those with mobility concerns or for easily transporting groceries and luggage to your front door.

How is the parking situation for owners and guests?

The condo comes with one assigned parking space. Because Selvanova is a planned private community, the streets are well-organized and secure, offering a much more controlled environment for your vehicle compared to street parking in the city center.