

Casa Viva 3 Bedroom House

Price: \$1,500,000 USD



Bedrooms: 3

Bathrooms: 3

Size: 5,533 sq ft

Address: Caleta Yalku, Puerto Aventuras Real Estate, Quintana Roo, 77733

Description

Embrace a life of tranquility and elegance at Casa Viva, a luxurious two-story villa nestled in the exclusive Puerto Aventuras community. This fully furnished, ready-to-move-in home spans a remarkable 514 square meters (5,533 sq ft) on a 600 square meter (6,458 sq ft) lot, offering refined comfort, privacy, and spacious design in every corner.

Casa Viva presents an exquisite fusion of indoor and outdoor living, designed for both relaxation and entertainment. The villa's high-quality furnishings, ample amenities, and lush surroundings make it a perfect sanctuary in one of Mexico's most beautiful areas.

Elegant Upper-Level Retreats

On the upper level, Casa Viva provides three tastefully decorated bedrooms, each offering its own sense of luxury. The master suite is a true sanctuary with a king-sized bed, en-suite bathroom, and a private terrace overlooking the pool and golf course—a perfect setting for morning coffee with a view. The second bedroom features a queen bed, private bath, and terrace access, creating a serene escape for guests. Ideal for family or friends, the third bedroom comes with two twin beds, an en-suite bathroom, and private terrace access. Each bedroom combines comfort with elegance, ensuring a peaceful and restful environment for all.

Thoughtfully Designed Ground Floor for Living & Entertainment

The ground floor of Casa Viva is designed for seamless family living and social gatherings. Here, you'll find a cozy TV room perfect for movie nights or quiet relaxation, along with a guest bathroom for convenience. This level also includes a well-appointed service area with a bedroom, private terrace, and its own entrance—ideal for household staff, along with integrated laundry facilities that add to the home's convenience.

Exceptional Outdoor Living Spaces

Casa Viva's outdoor area is a true paradise, featuring a stunning swimming pool and a shaded dining area for al fresco meals or afternoon relaxation. A poolside bathroom and shower enhance convenience, while the lush, manicured garden provides a serene backdrop to the home. With the property's scenic golf course views, this outdoor space is as peaceful as it is beautiful.

Additional Features & Amenities

- Fully furnished and ready for immediate occupancy, thoughtfully curated for comfort and style.
- Anti-cyclone curtains for added safety and peace of mind.
- A sophisticated alarm system enhances the villa's security.
- Water-softening equipment for improved water quality.
- Two designated parking spaces for easy vehicle storage.

Amenities Overview:

- Bedrooms furnished with king, queen, and twin beds, each with en-suite bathrooms and terrace access.
- TV room and guest bathroom for additional convenience.
- Service area with separate entrance and on-site laundry.
- Inviting swimming pool and shaded outdoor dining area.
- Poolside bathroom and shower, complemented by a beautifully landscaped garden.
- Fully equipped with safety features and top-quality fixtures, providing a secure and luxurious lifestyle.

Casa Viva presents an unmatched opportunity to own a slice of paradise in Puerto Aventuras—ideal for both full-time residents and those seeking an exceptional vacation home.

FAQ

What is included with the property?

Casa Viva is sold fully furnished, complete with anti-cyclone curtains, an alarm system, water-softening equipment, and all essential appliances, providing an easy, move-in-ready experience.

How many bedrooms and bathrooms does the property have?

The villa offers three bedrooms, each with en-suite bathrooms and private terrace access. Additionally, there is a guest bathroom on the ground floor and a poolside bathroom for convenience.

Is the property suitable for staff accommodations?

Yes, Casa Viva includes a service area on the ground floor with its own entrance, bedroom, and private terrace, providing an ideal setup for household staff.

What safety features are available?

The property is equipped with anti-cyclone curtains, a comprehensive alarm system, and secure parking for two vehicles, ensuring safety and peace of mind.

Is the villa suitable for immediate occupancy?

Yes, Casa Viva is sold fully furnished and ready for immediate occupancy, with high-quality furniture and equipment included.

Does the property offer views of the golf course?

Yes, the villa boasts beautiful views of the surrounding golf course, especially from the master suite and terraces, enhancing its tranquil setting.













