

LUXURY ESTATE IN EXCLUSIVE LOCATION IN GOLF CLUB LA CEIBA

Yucatán | Mérida | La Ceiba Club de Golf Yucatán



YUCATAN PROPERTY SCOUTS



for sale | 26,500,000 MXN

Description

Property Code | YPS-02-0092

This spectacular property more than meets all the requirements for an exclusive living experience in a dreamlike environment with direct access to a golf course. The backdrop for this is the well-kept residential complex of the Golf Club La Ceiba, one of the finest residential addresses in Yucatan. The property is as attractive as it is ideal for admirers of modern California-style architecture with a penchant for high-end amenities as well as families with large space requirements and anyone who simply wants to live in an idyllic setting with all the modern amenities and great recreational opportunities.

Already the well-kept, inviting front garden, with its spacious lawns as well as the palm trees, tropical plants, and the pond with fountain suggests the size and quality of the overall property. The large garage offers space for three vehicles and there are additional parking spaces directly in front of the house. The positive first impression is confirmed by the grandiose garden with a seamless transition to the golf course. With its various segments, the curved pool sets attractive accents and is the perfect bathing paradise for children. The covered terrace with access to the living room invites you to linger and is the center of any great BBQ with family and friends. With a total of 3,355 m² (36,109 ft²) of land, this property offers adequate space for even the most upscale of tastes.

The house itself provides likewise ample space and extensive amenities of the highest quality. Examples include the modern fan coil unit air conditioning for decentralized room temperature control and lightning-fast internet access via fiber optic cable. Four regular bedrooms, each with its own bathroom and access to the garden, as well as a master suite are currently available to accommodate residents. The master suite is in this context the absolute highlight of the sleeping area. In addition to accommodating the bed, the room size allows for the integration of a seating area as well as other pieces of furniture. A wide window front grants direct access to a private

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terrace and the garden. Additional features of the master suite include an exclusive bathroom with an interior garden, jacuzzi, and great glass applications, as well as a large dressing room with stylish real wood wardrobes.

The living area delights with a bright and spacious living/dining room. A TV room, an office as well as a separate dining room, and a half bathroom branch directly off from it. The great kitchen leaves almost nothing to be desired with its extensive technical equipment as well as a cooking island, a breakfast bar, another dining area, and a large pantry. The comprehensive space offer is rounded off by the utility area with a bathroom, bedroom, laundry room, and drying zone.

Further information about the property's amenities as well as about the La Ceiba Golf Club can be found in the following sections Facts and Location. Additional pictures, for example, to illustrate the master suite or the front garden, will be provided upon request.

Facts

HIGHLIGHTS

- EXCLUSIVE LOCATION DIRECTLY AT THE GOLF COURSE
- EXTENSIVE EQUIPMENT ON THE HIGHEST QUALITY LEVEL
- LARGE LOT WITH MAGNIFICENT GARDEN
- TOP RESIDENTIAL COMPLEX WITH 24/7 SECURITY CONCEPT
- VERY WELL MAINTAINED

HARD FACTS

- *Year of construction* | 2007
- *Year of latest renovation* | --
- *Alignment* | North-South
- *Lot* | 3,355 m² (36,109 ft²)
- *Width x Length* | 52 m x 110 m
- *Construction* | 796 m² (8,572 ft²)

HOUSE AND LOT

INTERIOR

- Main and side entrance
- Hallway
- Spacious living/dining room
- Separate dining room
- TV room + Office
- Half bathroom
- Pantry + Storage room
- Extravagant master suite with:
 - Terrace overlooking the garden
 - Exclusive bathroom with indoor garden, jacuzzi, and glass applications
 - Large dressing room with stylish real wood wardrobes
- Fully equipped kitchen with cooking island, breakfast bar, and dining area
- Four regular bedrooms with en-suite bathrooms and access to the garden
- Utility area with bathroom, bedroom, laundry, and drying zone

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EXTERIOR

- Representative front yard with pond and fountain
- Grandiose garden with extensive green areas, palm trees, and fruit trees
- Seamless transition to the golf course
- Beautifully shaped pool with various segments
- Large, covered terrace
- Garage for up to three cars
- Additional parking spaces
- Separate access to the garden for service staff

FURTHER FEATURES

KITCHEN

- Custom built-in cabinets
- Quartz countertops
- Cooking island
- Breakfast bar
- Microwave oven
- Large oven
- Gas stove
- Extractor hood
- Wine refrigerator
- Two large refrigerators

GENERAL

- Modern design with room dividers
- Elegant tiled pitched roof for rapid drainage of rainwater
- High-speed Internet via fiber optic cable
- Modern fan coil unit air conditioners for decentralized room temperature control
- High-quality ceiling fans
- Lighting system, incl. indirect lighting
- Venetian blinds
- Elegant tile and wood floors
- Stationary gas tank
- Water filtration and softening system
- Hydropneumatic water pressure system
- Potable water
- Well
- Water tanks
- Bio septic tank
- ...

GOLF CLUB LA CEIBA

- Well maintained residential complex
- Demanding 18-hole golf course
- Clubhouse
- Beautifully landscaped and maintained parks
- 24/7 security service
- Numerous sports and leisure facilities
 - Restaurants and Bars
 - Tennis courts
 - Swimming pools
 - Spa
 - Gym
 - ...

Location

The idyllic and extremely sought-after La Ceiba residential complex with its attractive 18-hole golf course is located in northern Mérida near the famous Mayan site of Dzibilchaltún. The history of the resort dates back to 1969, the year visionary architect Felix Mier y Terán and his partner Vicente Erosa brought golf to Yucatan. Together they bought the land of today's Golf Club, designed the layout of the course, and built the first houses. At the time, both founders advertised extensively in American golf magazines to inspire retired Americans interested in golf to live in Yucatan around their beloved sport. Hardly imaginable today, the first colonial-style homes with 300 m² (3,229 ft²) lots cost only USD 33,000 at the time. A truly attractive offer!

In 1988, the club was extensively remodeled to make it what it is today, one of the most sought-after residential communities in Yucatan, as well as a place of sport, relaxation, and well-being for families and golfers alike. In addition to the challenging 18-hole (72 par) golf course, the complex offers numerous other opportunities for sports and recreation around its clubhouse, such as tennis courts, a swimming pool, a gym, a restaurant and bar, and many more. Permanent Golf Club members, as well as interested parties with shortened membership or day visitors, are pleased about the equipment rental, golf carts, a practice field, a putting green as well as a pro shop. Numerous tournaments held on the premises throughout the year increase La Ceiba's popularity among golf enthusiasts residents and foreign participants.

The attractiveness of La Ceiba Golf Club as a place to live, in addition to its good facilities and well-maintained grounds, is further enhanced by its proximity to some of the best educational institutions in the country. Not far from the club's facilities are the campuses of the University of Anáhuac Mayab and the Madison International School. With its 30-year history and more than 8,000 graduates in some 25-degree programs, Universidad Anáhuac Mayab is the most important private university in the Southeast. Focused on internationalism and multilingualism, the Madison school has teachers of art, French, Chinese-Mandarin, engineering, music, neuromotor development, and many more. It, too, is considered among the leading teaching institutions of its kind in the country.

Picture Selection

Further pictures are available on demand.



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