

# HACIENDA PETAC

A restored 17th-Century Hacienda Estate near Mérida

a Yucatan Property Scouts PREMIUM ESTATE



YUCATAN PROPERTY SCOUTS



for sale | 5,500,000 USD

Property Code | YPS-02-0130

## HIGHLIGHTS

- **Authentic 17th-century hacienda estate** meticulously restored with exceptional attention to historic detail
- **31 hectares (77 acres)** of lush gardens, mature trees, ponds, and natural landscape
- **Seven luxury bedroom suites** across several beautifully restored buildings
- **Extraordinary privacy** just 25 minutes from Mérida and the international airport
- **Fully developed hospitality infrastructure**, including spa village, culinary academy, chapel, and event facilities
- **Architecturally significant colonial and hacienda structures** with soaring ceilings, arches, and original pasta tiles
- **Ideal as a private estate, luxury retreat compound, boutique hospitality concept, or event destination**
- **Turn-key property** with trained staff, infrastructure, and uniquely designed furnishings

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## AT A GLANCE

- **Location:** Municipality Mérida, Yucatán, México
- **Setting:** Private countryside estate surrounded by tropical gardens and natural landscape
- **Land Area:** 31.25 hectares | 77.22 acres
- **Construction:** 1,661 m<sup>2</sup> | 17,878 ft<sup>2</sup>
- **Bedrooms / Bathrooms:** 7 luxury suites with en-suite bathrooms
- **Historic Origin:** 17th-century cattle estate, later a historic henequen hacienda
- **Restoration:** Major restoration & expansion (2001 to 2004)



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## PROPERTY

Hidden within the tranquil countryside south of Mérida lies Hacienda Petac, one of the most remarkable historic estates in the Yucatán Peninsula.

Originally established in the 17th century as a cattle estate, the property later evolved into a prosperous, traditional henequen hacienda during the region's agricultural golden age. Today, Hacienda Petac stands as a beautifully restored private estate where historic architecture, expansive gardens, and refined modern comforts merge into a truly exceptional property.

The estate unfolds across 31 hectares (77 acres) of lush tropical landscape. Majestic mature trees, quiet garden paths, ponds, and historic remnants of the hacienda's agricultural past create an atmosphere of serenity rarely found so close to Mérida.

At the heart of the estate lies the Casa Principal, a magnificent colonial structure with soaring ceilings, elegant arches, colorful



pasta tile floors, and broad terraces that invite relaxed living and gathering. Beautifully restored interiors include formal and informal living areas, a large library, dining spaces, and a well-appointed kitchen designed for entertaining.

Across the grounds, a collection of historic buildings has been restored with remarkable care and transformed into luxurious guest residences, allowing family and guests to enjoy privacy while remaining connected to the life of the estate.

The property also features an impressive range of amenities rarely found within a private hacienda compound. A spectacular game salon occupies a former industrial building with dramatic ceiling heights, while a wellness and beauty village inspired by traditional Mayan architecture includes a gym, massage rooms, hydrotherapy features, and tranquil treatment spaces.

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Nearby, a large, heated swimming pool sits within a peaceful garden setting, surrounded by hammocks and shaded lounging areas. A beautifully restored historic chapel, open to the local village, adds both cultural significance and the possibility for intimate weddings and ceremonies.

Complementing the estate is a fully equipped professional culinary academy kitchen, designed for cooking classes, culinary retreats, and private events.

While Hacienda Petac has previously welcomed guests as an exclusive ultra-private retreat accommodating only one group at a time, its true strength lies in its versatility. The estate can serve equally well as:

- an extraordinary private family compound
- an ultra-luxury retreat estate
- a boutique hospitality property
- a destination event venue
- a creative or corporate retreat center



Few properties combine such historic authenticity, architectural quality, land size, and proximity to Mérida.

Hacienda Petac represents a rare opportunity to acquire one of the most authentic historic hacienda estates available in the Yucatán today.

**📍 We invite you to discover Hacienda Petac through a private, appointment-only viewing.**

## LOCATION

Hacienda Petac enjoys a peaceful countryside setting just south of Mérida, the cultural and economic capital of the Yucatán Peninsula.

Despite its remarkable privacy, the estate is located only 30 minutes from Mérida's historic center and international airport, offering convenient access for both residents and international visitors.

Mérida is widely regarded as one of the safest and most livable cities in Mexico. Known for its vibrant cultural scene, colonial architecture, renowned gastronomy, and excellent healthcare system, the city has become a favored destination for international residents and travelers alike.

The region surrounding Hacienda Petac offers a wealth of cultural and natural attractions. Within easy driving distance are some of the most important archaeological sites of the ancient Maya civilization, including Chichén Itzá, Uxmal, Mayapán, and Aké. Visitors can also explore historic hacienda towns, natural reserves with cenotes, and charming colonial villages such as Izamal.



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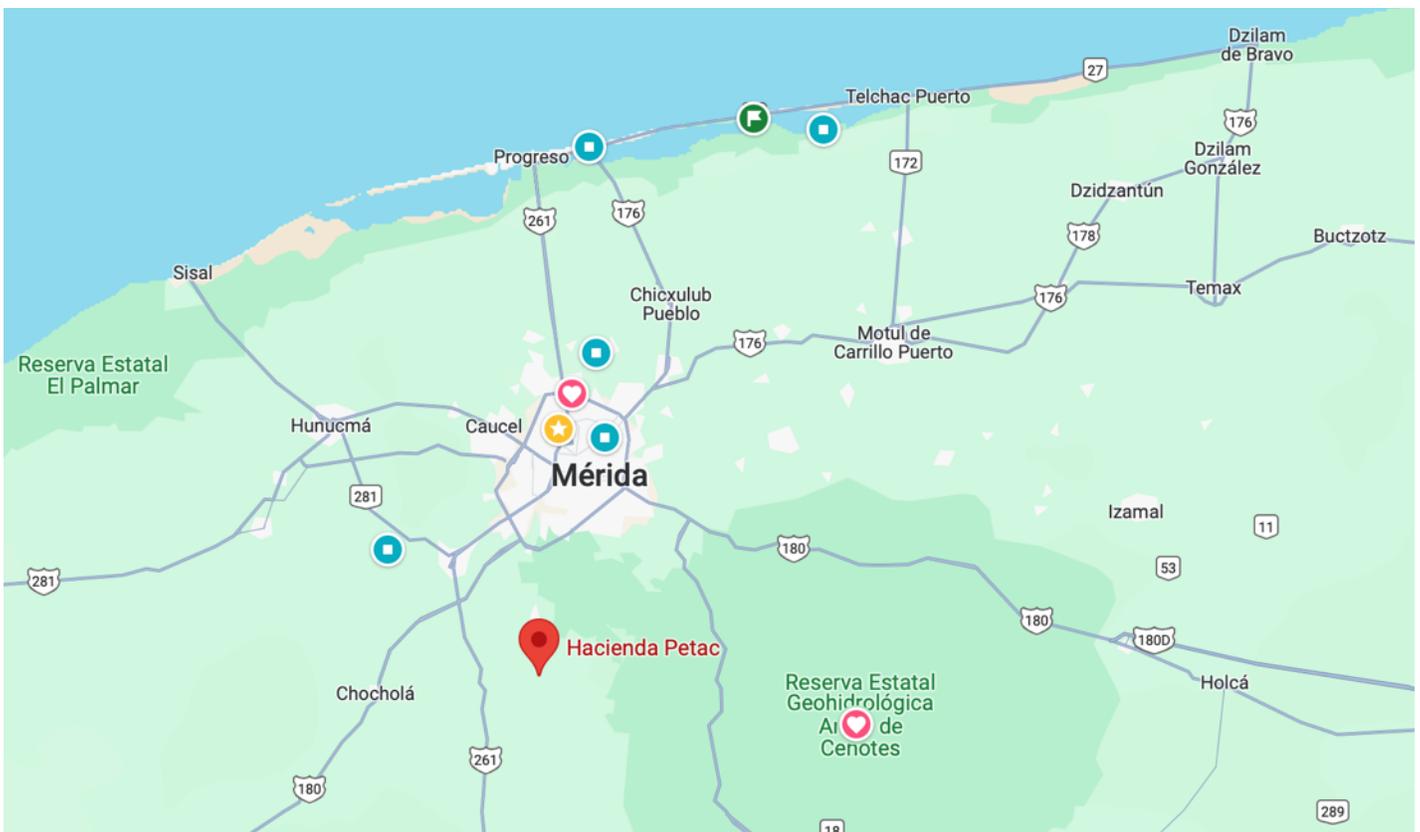
The pristine beaches of the Gulf of Mexico are approximately one hour away, while the flamingo reserve of Celestún offers one of the region's most spectacular wildlife experiences.

Thanks to this unique combination of tranquility, cultural richness, and accessibility, Hacienda Petac is ideally positioned both as a private estate and as a destination property.

#### DISTANCES FROM THE PROPERTY TO

- Mérida International Airport – 24 km | 15 mi
- Mérida Centro (Plaza Grande) – 25 km | 16 mi
- Tren Maya Station Umán – 29 km | 18 mi
- Tren Maya Station Teya – 33 km | 21 mi
- Sisal (Gulf Coast) – 70 km | 44 mi
- Uxmal Archaeological Site – 85 km | 53 mi
- Cancún International Airport – 330 km | 205 mi

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## PROPERTY LAYOUT AND AMENITIES

### CASA PRINCIPAL (MAIN HOUSE)

- Living Room
- Dining Room
- Fully Equipped Kitchen
- Large Library
- Well-Stocked Bar
- Expansive Terraces
- Private Chapel

### GUEST HOUSE – CHU JUN & TOH

- Bedroom “Chu Jun” with a king-size bed and private bathroom
- Bedroom “Toh” with two queen beds and a private bathroom
- Terrace overlooking the garden and historic chimney

### GUEST HOUSE – LA CEIBA

- Bedroom suite with king-size bed
- Seating area and writing desk
- Separate dressing area
- Large circular bathroom
- Private outdoor dipping pool

### GUEST HOUSE – CASA DEL MAYORDOMO

- Bedroom “Pitaya” with queen bed and private bathroom
- Bedroom “Ciricote” with two single beds and a private bathroom
- Large terrace overlooking the gardens



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## GUEST HOUSE – CASA RAMÓN

- Master Suite “Yuya” with a king-size bed and a private bathroom
- Master Suite “Mariposa” with two queen beds and a private bathroom
- Large living room with 80-inch cinema screen
- Half bathroom
- Terrace and garden pond
- Large gathering terrace

## GAME SALON

- Spectacularly restored former production hall
- Relaxation lounge
- Billiards
- Ping-pong
- Game table and board games

## MAYAN-INSPIRED WELLNESS VILLAGE

- Professionally equipped gym
- Massage rooms
- Nail salon
- Jacuzzi
- Cold water cascade
- Outdoor hydro-jet shower

## OUTDOOR & EVENT INFRASTRUCTURE

### SWIMMING POOL

- Large, heated pool set within a tranquil garden landscape
- Relaxation area with hammocks and chaise lounges
- Separate bathrooms and changing areas

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## CULINARY ACADEMY

Professional chef's kitchen designed for:

- culinary workshops
- cooking classes
- private dining events
- corporate retreats

## HISTORIC CHAPEL

La Capilla de San Antonio

Beautiful, restored chapel suitable for:

- intimate weddings
- private ceremonies
- cultural events

The chapel also remains open to the local village for Catholic services.

## GARDENS & LAND

The estate's 31 hectares (77 acres) offer extraordinary natural beauty and privacy.

Features include:

- mature tropical trees and palms
- landscaped garden areas
- ponds and fountains
- peaceful walking paths
- historic remnants of the henequen era

The large land area also provides ample space for additional development or new creative concepts, should a future owner wish to expand the estate.

## GENERAL FEATURES & INFRASTRUCTURE

- Elegant furnishings throughout the property
- Connection to the public power grid with privately owned transformers
- Powerful whole-estate generator with propane tank for extended backup power
- Solar panels
- Air conditioning and ceiling fans
- Hot water systems
- Private water wells with pumps
- Cistern

Additional facilities include:

- Laundry and linen storage building
- Manager apartment
- Staff infrastructure

# FLOOR PLAN



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PLANTA DE INTERVENCIÓN

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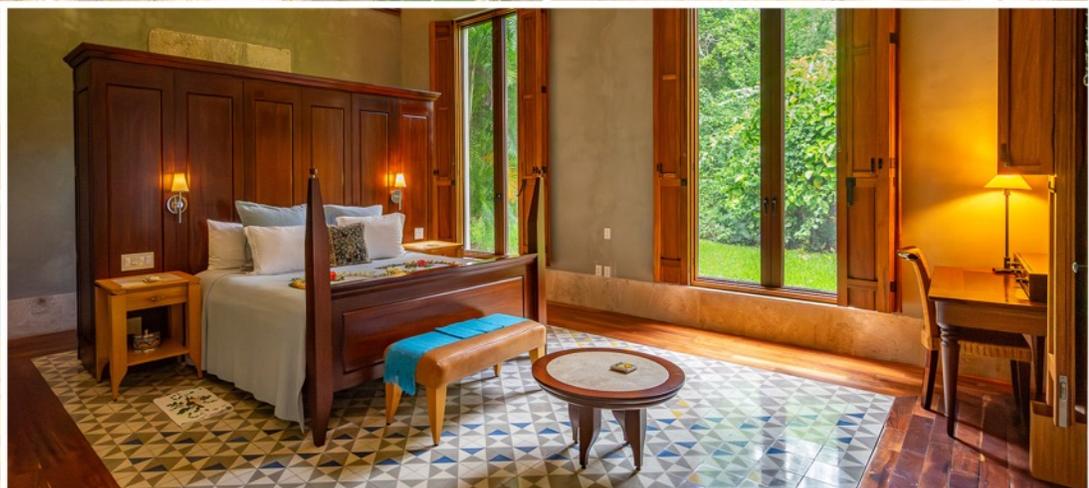
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## PICTURE SELECTION

Further pictures are available on demand.



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## CONTACT

We sincerely thank you for your interest in Hacienda Petac. We would be pleased to provide additional information or to arrange a private viewing by appointment.

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