

LA CASA DEL JAGUAR – SUCCESSFUL TURNKEY RENTAL HOME WITH LARGE POOL IN BARRIO DE SANTIAGO

Yucatán | Mérida | Centro | Barrio de Santiago



for sale | 7,900,000 MXN

Property Code | YPS-02-0246

At a Glance

- **Property Type:** Restored and renovated colonial-style residence
- **Location:** Barrio de Santiago, Mérida Centro, Yucatán
- **Lot:** 304 m² (3,274 ft²)
- **Construction:** 194 m² (2,093 ft²)
- **Bedrooms:** 3
- **Bathrooms:** 2 full | 1 half
- **Floors:** 1
- **Parking:** Street parking
- **Furniture:** Fully furnished (can also be offered unfurnished)
- **Pool:** Large filtered Chukum-finished swimming pool
- **Current Use:** Private residence and successful vacation rental business
- **Condition:** completely remodeled, move-in ready

Yucatan Property Scouts

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Highlights

- **PRIME LOCATION** in the highly desirable Barrio de Santiago
- **PROVEN AND SUCCESSFUL RENTAL BUSINESS** (Airbnb rating of 4.91/5 | Booking.com rating of 9.1/10)
- **FULLY FURNISHED AND TURNKEY READY**
- **SINGLE-LEVEL LAYOUT WITH NO STAIRS**
- **LARGE 4 X 8 M FILTERED CHUKUM POOL**
- **LANDSCAPED, LOW-MAINTENANCE TROPICAL GARDEN**
- **MODERN KITCHEN** with premium appliances and quartz countertops
- **MASTER SUITE** with walk-in closet, office space, and garden access
- **ATTRACTIVE PASTA TILE FLOORS THROUGHOUT**

Property Description

Located in one of Mérida Centro's most sought-after neighborhoods, La Casa del Jaguar combines authentic colonial charm with modern comfort and an outstanding investment opportunity. Currently operating as a highly successful vacation rental, the property enjoys excellent guest reviews, with ratings of 4.91/5 on Airbnb and 9.1/10 on Booking.com.

The home offers a thoughtfully designed single-level layout centered around bright living spaces and seamless access to the tropical outdoor areas. Beautiful pasta tile floors, colorful murals, and carefully selected finishes create a relaxed atmosphere inspired by the lush landscapes of the Yucatán Peninsula.

The residence features three bedrooms, including a spacious master suite with a custom-built wooden wall unit, integrated office area, walk-in closet, large en-suite bathroom with double sinks, and direct garden access. Two additional guest bedrooms share a generous bathroom and are equipped with wooden wardrobes and dedicated workspaces.

The fully equipped kitchen showcases custom parota wood cabinetry, quartz countertops, quality appliances, a wine cooler, microwave, oven, stove, and modern stainless-steel fixtures. A bright lounge and dining area opens toward the garden, creating the perfect setting for entertaining or relaxing.

Outside, a beautifully landscaped yet low-maintenance garden surrounds the impressive 4 x 8 meter filtered pool finished in traditional Chukum. A sun deck with loungers and a covered terrace provide inviting spaces to enjoy Mérida's warm climate year-round.

Whether as a full-time residence, vacation home, or income-producing investment property, La Casa del Jaguar offers a rare combination of location, character, comfort, and proven rental performance.

 **Schedule Your Private Viewing Today!**

Property Layout

INTERIOR

- Reception/living room
- Dining room
- Fully equipped modern kitchen with custom parota wood cabinetry and quartz countertops
- Bedroom 1 with a wardrobe, desk, and seating area
- Bedroom 2 with a wardrobe and a desk
- Shared full bathroom for bedrooms 1 and 2
- Master bedroom with built-in wall unit, office space, walk-in closet, and en-suite bathroom
- Interior light garden bringing natural illumination into surrounding rooms
- Spacious enclosed lounge room with dining area for six and garden access
- Laundry room with washer and dryer

EXTERIOR

- Fully enclosed and private outdoor area with decorative bamboo and natural stone elements
- Landscaped low-maintenance tropical garden
- Large filtered 4 x 8 m Chukum swimming pool
- Sun deck with loungers
- Covered terrace overlooking the pool and garden
- Half bathroom for the outdoor area

GENERAL FEATURES

- Air conditioning and ceiling fans throughout
- Colorful pasta tile flooring
- Decorative jungle-inspired wall art
- Water heater
- High-speed Telmex internet
- Blinds and curtains throughout
- Street parking

Location

Located in the heart of Santiago, this property offers an authentic Mérida lifestyle in one of the city's most desirable and vibrant historic neighborhoods. Known for its colorful streetscapes, beautifully restored colonial architecture, and welcoming atmosphere, Barrio de Santiago has become a favorite among both local residents and international homeowners.

At the center of the neighborhood is Santiago Park, a lively gathering place surrounded by traditional food vendors, local shops, cafés, and the iconic Santiago Apóstol Church. The park frequently hosts cultural events, live music, and community activities that contribute to the neighborhood's unique character.

From La Casa del Jaguar, residents enjoy convenient access to Mérida's most important attractions, including Plaza Grande, Santa Lucía, museums, art galleries, theaters, restaurants, and shopping areas. The neighborhood's walkable streets and strong sense of community make it one of the most attractive areas for full-time living, seasonal stays, and vacation rentals.

DISTANCES FROM THE PROPERTY TO

- Parque de Santiago | 600 m (0.37 mi)
- Súper Akí (Supermarket) | 600 m (0.37 mi)
- Mérida Zoo | 900 m (0.56 mi)
- Mérida English Library (MEL) | 1.0 km (0.62 mi)
- Parque de Santa Lucía | 1.3 km (0.8 mi)
- Plaza Principal de Mérida (Plaza Grande) | 1.5 km (0.93 mi)
- Mérida International Airport | 6.5 km (4.0 mi)

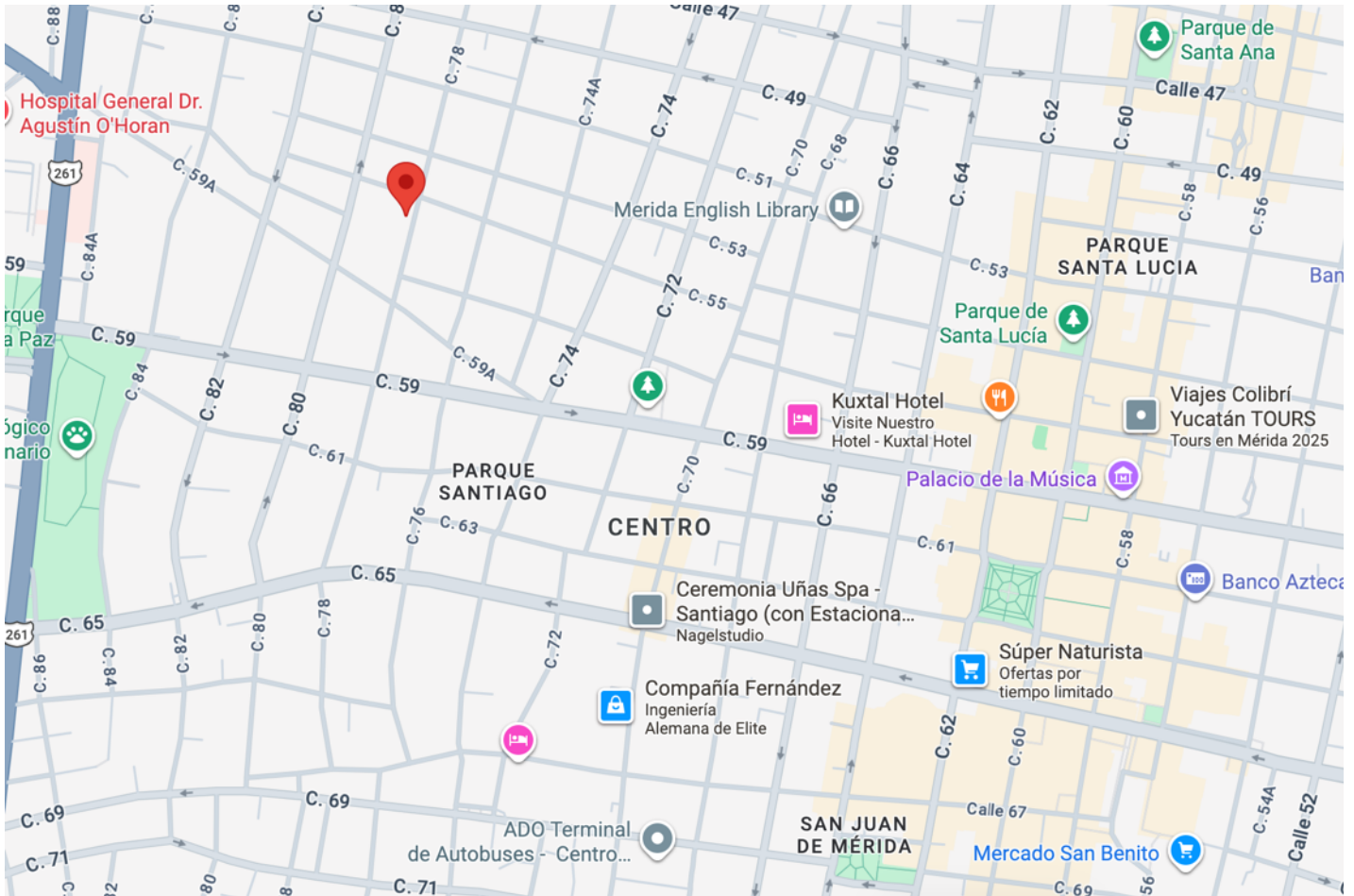
MÉRIDA

Mérida, the capital of Yucatán, traces its rich history back to the ancient Mayan civilization and was founded in 1542 by Spanish conquistador Francisco de Montejo. Its historic center showcases magnificent colonial buildings and boulevards, including the iconic Paseo de Montejo, reflecting the city's past wealth and charm. As the gateway to the Maya world, Mérida draws visitors to nearby sites like Chichen Itzá and Uxmal while offering residents a modern, safe, and vibrant lifestyle.

Renowned for its high quality of life, Mérida attracts expats from all over the world with its exceptional healthcare system, favorable climate, and welcoming community. The city offers a rich cultural scene — museums, theaters, and cinemas — alongside fine dining, boutique shops, modern malls such as La Isla Cabo Norte or Galerías Mérida, and convenient North American retail chains. Mérida combines history, culture, and comfort, making it an ideal place to live, work, and explore.



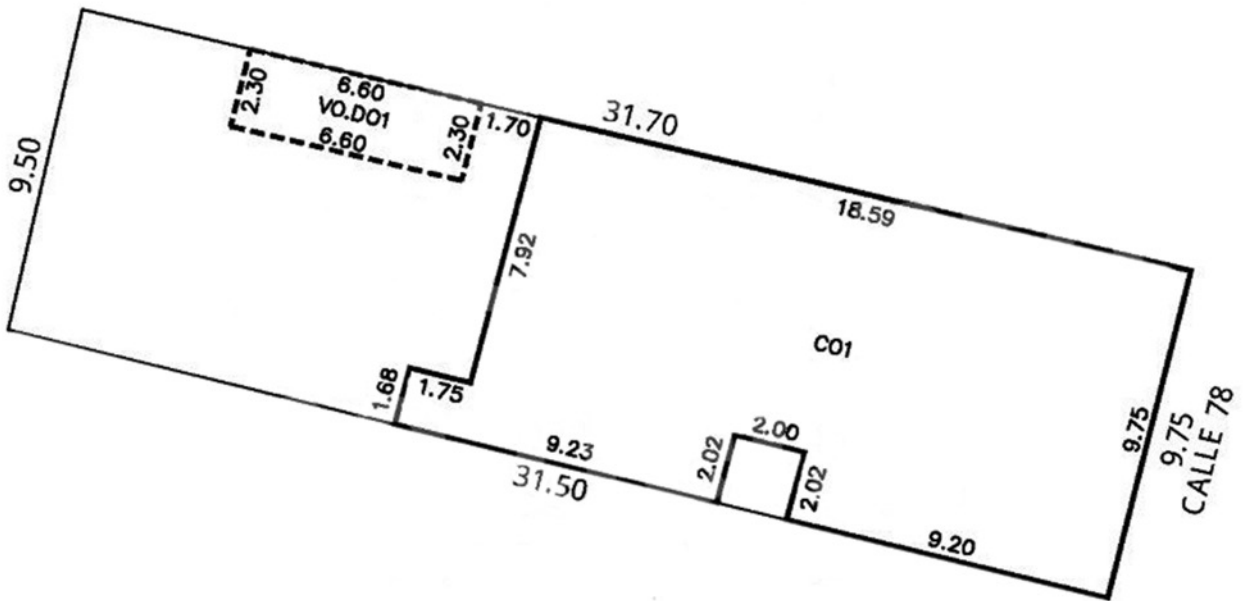
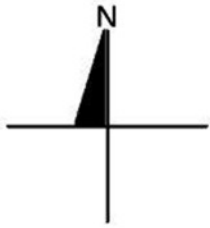
PROPERTY LOCATION



Floor Plan



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Picture Selection



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Contact

Thank you for your interest in this property! We'd be delighted to provide further details or arrange a private viewing at your convenience. Please don't hesitate to get in touch:

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