



AHJAL



Ahjal

Ahjal is a boutique project made up of six, 845 sqft. (78.5 m²), two-bedroom apartments with lock-off features and a spectacular private roof deck and coworking space & café on the ground floor.

From the moment you approach the building, to when you enter your apartment, to when you step onto the roof deck, you will see every detail has been carefully considered.

Each apartment has been lovingly designed with the “Tulum spirit” of enjoying nature, the outdoors and the environment, we achieve this by using natural materials and constructive systems that are locally sourced.



Efficient Use of Space

Long-term Leases



Short Term Rentals



6 Apartments



12 Keys
Designed for
short-and-long
Term leases



**2 Retail
Spaces**
Mixed Use



Lock-Off Design

The lock-off design allows for a long-term rental business in low season and vacation rentals in high season. This way, risks are reduced, and combinations of potential clients are increased.

The lock-off is an independent secondary room in the apartment. It has its own bedroom and bathroom, so owners have the possibility of renting it out without feeling invaded.

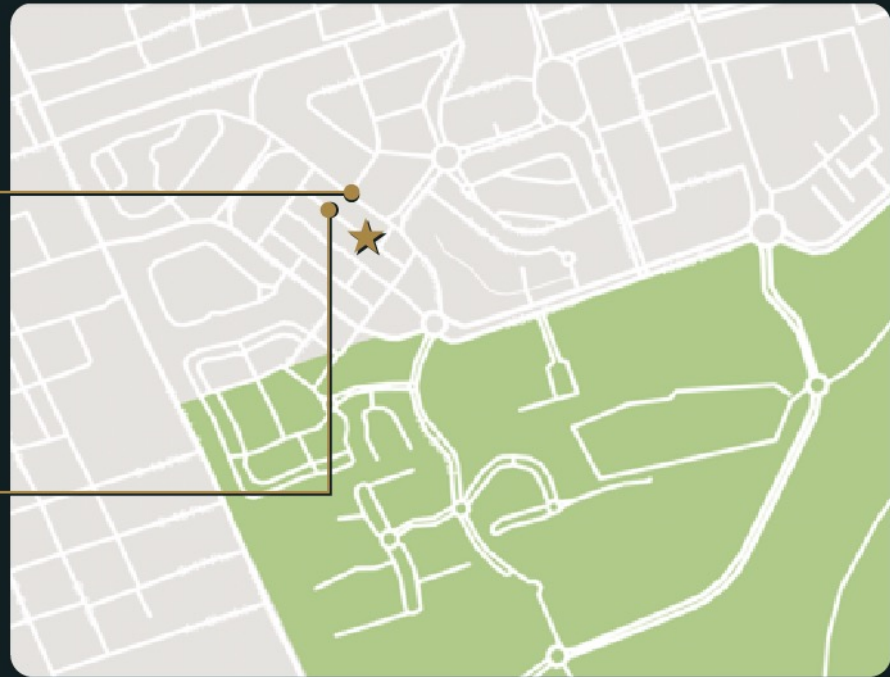
The 2-bedroom, 2-bathroom unit can be used as two independent 1-bedroom and 1-bathroom units or one complete 2-bedroom and 2-bathroom unit.



Amenities

- ✓ Roof Top
- ✓ Infinity Pool
- ✓ BBQ Area
- ✓ Lounge Area
- ✓ Coworking Space
- ✓ Café
- ✓ Flex Space Yoga + Meditation
- ✓ Bicycle Parking





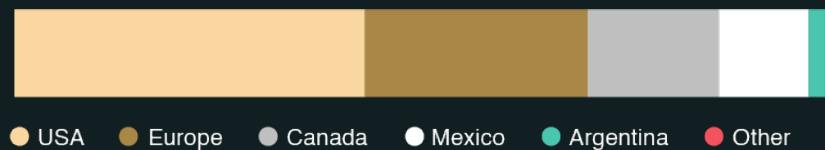
Location

Ahjal is located in the best area of Aldea Zama, the commercial walkway has pedestrian traffic and is next to popular places in Aldea Zama such as Campanella Cremerie, 7-11, Nikorri, and Taqueria Los Morros.

Tulum

Tulum is undergoing a significant demographic shift. It stands out not only for its archaeological contributions but also for its versatility, offering activities such as yoga and spiritual retreats, music festivals, windsurfing and kitesurfing, and diving in the nearby reefs and inland cenotes. In addition to natural wonders and gorgeous beaches, Tulum has some of the country's best nightlife, from full moon beach parties at the legendary Papaya Playa Project to amazing dinner experiences at the former house of Pablo Escobar, Casa Malca.

INTERNATIONAL TOURISM



Tulum International Airport & Tren Maya

An essential factor to consider with the establishment of the new Tulum Airport is its strategic relationship with the Mayan Train Project, both opened on December 1, 2023. As you can see on the official map below, the Mayan Train will traverse the states of Quintana Roo, Yucatan, Campeche, Chiapas, and Tabasco, connecting significant tourist destinations such as Cancun, Playa Del Carmen, Tulum, Bacalar, and Palenque.

The combination of the Tulum Airport and the Mayan Train offers a promising scenario for tourism in the region. Tourists will have the option to fly directly into Tulum, enjoy its unique offerings, and then board the Maya Train to discover other parts of the Yucatan Peninsula.





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