
AFLORA
TULUM



Life is immersion.

An incubator, a sandbox, a place to brew ideas.

Nature and art come together to
reveal our essence.
To allow the self to grow,
to flourish.

To create Magic.

Art is magic.

Technology is magic.

Connecting with people is magic.

Connecting to nature is magic.

Connecting to yourself is magic.

Healing is magic.

Collaboration is magic.

Not a dream, but a reality.

Not escapism, but actualism.

Not a secret, but an invitation.

Not paradise, but Gaia.

It's a new way of living, a third life.

It's a new form of society, a creative tribe.

A world of wonder, and exploration.

A world of magic built by creatives for creatives.



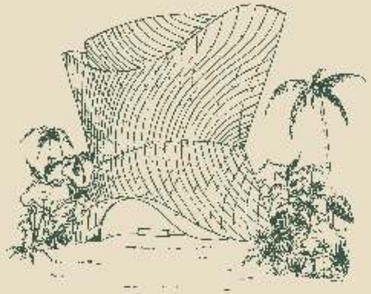


Aflora is a community created for you.
A portal connecting modern convenience
with timeless elegance.

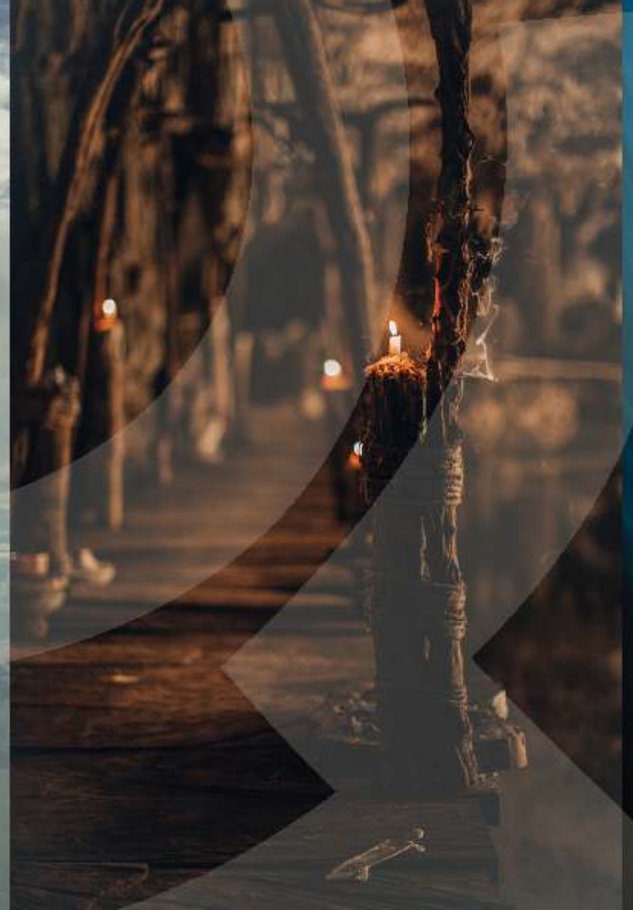
We invite you to discover a unique living
experience surrounded by art and nature.

Aflora es una comunidad creada para ti.
Un portal que conecta la comodidad moderna
con la elegancia atemporal.

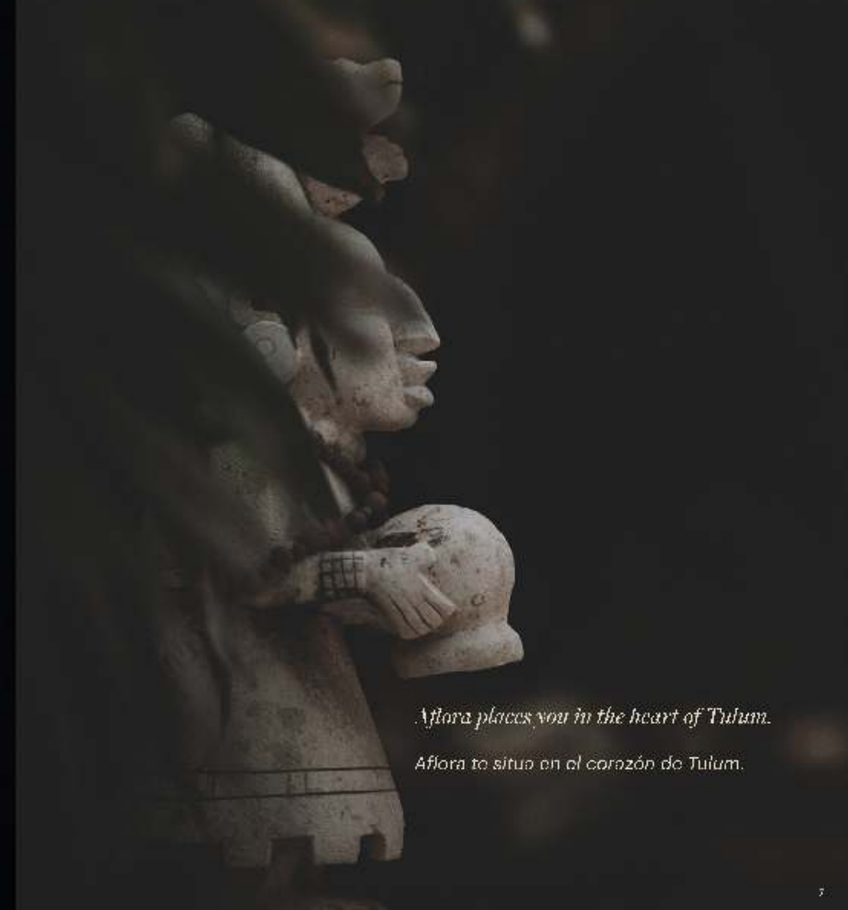
Te invitamos a descubrir una experiencia de
vida única rodeada de arte y naturaleza.











Aflora places you in the heart of Tulum.

Aflora te sitúa en el corazón de Tulum.



Location

Aflora sits lightly on its abundant 3 hectare boundary, located between the town of Tulum and its crystalline beaches, inside the prime neighborhood of Aldea Zama.

Adjacent to undeveloped jungle and less than 2 miles from world-famous Caribbean beaches and the Mayan ruins of Tulum, Aflora offers the perfect setting to find peace, build connections, create, and immerse yourself in the magical landscape of the Yucatán Peninsula.

Aflora se asienta sobre 3 hectáreas, localizadas entre el pueblo de Tulum y sus maravillosas playas cristalinas, dentro de la comunidad de Aldea Zamá.

Adyacente a jungla protegida y a 2 kilómetros de las mundialmente famosas playas caribeñas y las ruinas Mayas de Tulum, Aflora ofrece el escenario perfecto para encontrar paz, crear conexiones y sumergirte en el paisaje mágico de la Península de Yucatán.



Amenities

Woven into the site's geography and architecture, we invite you to make yourself at home with our wide range of amenities designed to cultivate inspiration.

Tejido en la geografía y la arquitectura del sitio, te invitamos a que te sientas en casa con nuestra amplia gama de amenidades diseñados para cultivar inspiración.














As light flickers through the leaves, the shadows dance a ballet below, and a tactile pebbled path beckons you to indulge your curiosity further.

- Wellness Lagoon
- Panza Dining & Bar
- Bath House Spa & Temazcal
- Sunset Tower Lobby
- Wellness Tower
  Torre Wellness
- Coworking Lounge
- Semi-olympic Pool
  Piscina Semiolímpica
- Infinity Pool
  Piscina Infinita
- Climbing Wall
  Rocódromo (muro para escalar)
- Outdoor Fitness Circuit
  Circuito de fitness exterior
- Acrobatic Practice Area
  Área de prácticas acrobáticas
- Sculpture Garden
  Jardín escultural
- Kids Playground & Pool
  Juego y piscina para niños
- Hanging Nets
  Camas elevadas
- Hammocks & Swings Area
  Área de hamacas y columpios



















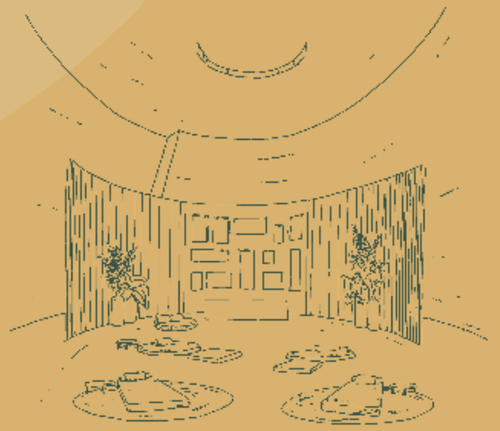




Life in Aflora

Our Habitat is a symbiotic organism with you at its center, providing a nurturing environment for inspiration, activation and learning. As an inhabitant you will be inspired to get your hands dirty and your toes sandy. Create art, connect with community and immerse yourself in nature.

Nuestro hábitat es un organismo simbiótico contigo en su centro, proporcionando un entorno propicio a la inspiración, activación y aprendizaje. Como habitante serás invitado a participar, a empaparte y llenarte de arena. Crea arte, conecta con una comunidad y sumérgete en la naturaleza.



Highlights

- Controlled access booths
  Acceso controlado
- 24 hr security
  Seguridad 24 hrs
- Disabled access
  Acceso para discapacitados
- Premium location
  Ubicación premium
- Fiber optic internet
  Internet de fibra óptica
- Private and visitor parking
  Estacionamiento privado y de visitas
- Access to beach clubs
  Acceso a clubs de playa
- Concierge service
  Servicio de concierge
- Bike rental
  Renta de bicicletas
- Wellness area
  Espacio wellness
- Cultural events
  Eventos culturales
- Art installations
  Instalaciones de arte
- Gated community
  Comunidad privada
- Capital gain
  Alta plusvalía











Ecofeatures

- Eco-efficient appliances
  Electrodomésticos ecoficientes
- Solar energy
  Energía solar
- Low density community
  Comunidad de baja densidad
- Rain water collection
  Recolección de agua pluvial
- Permeable trails
  Senderos permeables
- Green terraces
  Terrazas verdes
- Recycling and composting
  Reciclaje y composta
- Native landscaping
  Paisajismo nativo
- Passive solar design
  Diseño solar pasivo
- Jungle preservation areas
  Áreas de selva interior

Residences

Aflora offers 211 units distributed throughout Residential Towers, Villas, and Lofts. Each unit is meticulously designed to complement a dynamic lifestyle, surrounded by jungle with private parks, pools, elevator access, and lush rooftop gardens.

Aflora ofrece 211 unidades distribuidas en sus torres residenciales, villas y lofts. Cada unidad está meticulosamente diseñada para complementar un estilo de vida dinámico, rodeado de jungla con parques privados, piscinas, elevadores y exuberantes jardines en sus terrazas.





Discover the wonders that lie within, cultivate community, and connect with nature

Wonder Loft Village

Loft



Interior	*Terrace*	*Total*
362 sq ft	*97 ft²*	*434.54 ft²*
33.62 m²	*9.00 m²*	*40.38 m²*

- Bedroom / *Habitación*
- Dining Area / *Estancia*
- Terrace / *Terraza*
- Kitchen / *Cocina*
- Full bathroom / *Baño completo*











Be inspired by the tranquility of the jungle and experience a new way of living

Magic Apartment Towers











One Bedroom



Garden House

Interior	*Terrace*	*Outside*
787.53 ft²	97.64 ft²	224.10 ft²
73.20 m²	9.09 m²	20.82 m²

Total **1,104.48 ft² / 102.61 m²**



Standard

Interior	*Terrace*
782.53 ft²	97.64 ft²
72.70 m²	9.06 m²

Total **880.36 ft² / 81.79 m²**



Penthouse

Interior	*Terrace*	*Outside*
780.01 ft²	97.64 ft²	793.79 ft²
72.93 m²	9.09 m²	73.81 m²

Total **1,671.95 ft² / 155.33 m²**

Bedroom / Dormitorio · Bathroom / Baño · Living Room / Sala · Dining Room / Comedor · Kitchen / Cocina
Service Room / Cuarto de servicio · Pool / Piscina · Plunge pool & Jacuzzi · Lounge area · Sun deck · Pergola
Grill / Parrilla · Common area terrace / Terraza en área común · Private Garden / Jardín privado

Two Bedroom



Style A

Interior	*Terrace*
1,479.79 ft²	175.77 ft²
137.45 m²	16.33 m²

Total **1,655.27 ft² / 153.78 m²**



Style B

Interior	*Terrace*
1,506.40 ft²	193.36 ft²
139.95 m²	18.15 m²

Total **1,701.77 ft² / 158.10 m²**



Sky Bridge

Interior	*Terrace*
1,470.36 ft²	176.09 ft²
136.62 m²	16.36 m²

Total **1,646.66 ft² / 152.98 m²**

Master bedroom with terrace / Habitación Master con terraza · Bedroom / Habitación · Bathroom / Baño · ½ Bathroom / ½ Baño
Living Room / Sala · Dining Room / Comedor · Kitchen / Cocina · Service Room / Cuarto de servicio
Common area terrace / Terraza en área común

Three Bedroom









Standard

Interior	*Terrace*
1,715.22 ft²	175.66 ft²
131.48 m²	16.34 m²

Total **1,591.11 ft² / 147.82 m²**

Garden House

Interior	*Terrace*	*Exterior*
1417.39 ft²	175.77 ft²	758.53 ft²
131.58 m²	16.33 m²	70.47 m²

Total **2,351.69 ft² / 218.48 m²**

Luxury

Interior	*Terrace*
2,124.90 ft²	273.61 ft²
197.41 m²	25.42 m²

Total **2,398.52 ft² / 222.83 m²**

Penthouse

Interior	*Terrace*	*Exterior*
1,417.44 ft²	175.77 ft²	1,450.66 ft²
131.72 m²	16.33 m²	134.71 m²

Total **3,038.22 ft² / 282.26 m²**

Master bedroom with terrace / Bedroom / Bathroom / Bath. ½ Bathroom / ½ Bath.
Living room / Bar / Dining room / Terrace / Kitchen / Pantry / Service Room / Powder Room / Pool / Jacuzzi / Plunge pool & Jacuzzi
Lounge area / Sun bed / Pergola / Grill / Deck / Common access terrace / Terrace on Ground Floor / Private Garden / Yard / Lawn









Essence Luxury Villas

Enter the wonders hidden in Aflora's most exclusive site











Luxury Villas



Ground Floor / Nivel 1

- Living Room / *Sala*
- Dining Room / *Comedor*
- Kitchen / *Cocina*
- Walk In Pantry / *Alacena*
- 1/2 Bathroom / *1/2 Baño*
- Outdoor shower / *Regadera exterior*
- Terrace / *Terraza*
- Pool / *Piscina*
- 2 Gardens / *2 Jardines*
- 2 Exterior storage rooms / *2 Bodegas exteriores*
- Gated Driveway / *Garage*



Second Floor / Nivel 2

- 3 Bedrooms / *3 Habitaciones*
- 2 Full bathrooms / *2 Baños completos*
- Balcony / *1 Balcón*
- Laundry room / *Área de lavado*



Third Floor / Nivel 3

- 1 Master bedroom with balcony / *1 Habitación con balcón*
- Master bathroom / *1 Baño daluxe*
- Freestanding Tub / *Tina*
- Walk-in closet
- Zen garden / *Jadin Zen*
- Terrace / *Terraza*

Interior	*Terrace*	*Exterior*	*Total*
2,501.66 ft²	625.30 ft²	1,611.03 ft²	4,738.38 ft²
232.44 m²	58.10 m²	149.67 m²	440.21 m²







The commited team behind Aflora

El comprometido equipo detrás de Aflora

Creative Direction

Maxime Nienow



Ian Russell



Architectural & Interior Design

Bibiana Huber



B|HUBER

Alberto Tacher



TACHER ARQUITECTOS

Urania Rabago



WORLD BY HAND

Marina Rivenzak



Carlos Marin

Pedro Fernandez



SUDOCC

Developers

Luxma. SHANGRI LA

Master Broker

ONE PRIME

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Digital Brochure

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