



COSTA CANUVA

RIVIERA NAYARIT



COSTA CANUVA, AN ELEMENTAL DESTINATION AT RIVIERA NAYARIT.



Costa Canuva is located 40 miles North of Puerto Vallarta on the Pacific Coast. Riviera Nayarit is one of the fastest growing regions in Mexico focused on tourism and a great quality of life.



CONNECTIVITY



<p>TEPIC - PUERTO VALLARTA FEDERAL HIGHWAY</p> <p>CURRENTLY FUNCTIONING</p>	<p>PUERTO VALLARTA AIRPORT - LAS VARAS</p> <p>UNDER CONSTRUCTION MOTA-ENGL IS BUILDING ONE OF THREE SECTIONS. (2020)</p>	<p>COMPOSTELA - LAS VARAS HIGHWAY</p> <p>UNDER CONSTRUCTION MOTA-ENGL IS BUILDING ONE OF THREE SECTIONS. (2019)</p>	<p>JALA - COMPOSTELA HIGHWAY</p> <p>NEWLY INAUGURATED</p>	<p>TEPIC - GUADALAJARA FEDERAL HIGHWAY</p> <p>CURRENTLY FUNCTIONING</p>	<p>MACRO BELTWAY GUADALAJARA</p> <p>CURRENTLY FUNCTIONING</p>
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Currently, a new freeway is under construction that will connect the Puerto Vallarta International Airport (PVR) with Costa Canuva. The new freeway will allow a much safer, faster commute while reducing travel times from 1 hour 20 minutes to around 45 minutes.



COSTA CANUVA, A DIVERSE ECOSYSTEM HABITAT





RIVERS

Costa Canuva encompasses 267 hectares (659 acres) and has more than 7 km of coastline; this destination offers a unique experience that allows nature and a planned community to exist within its own ecosystems, as well as providing opportunities to the surrounding communities.

Costa Canuva will, without a doubt, be the best master planned destinations within Riviera Nayarit.

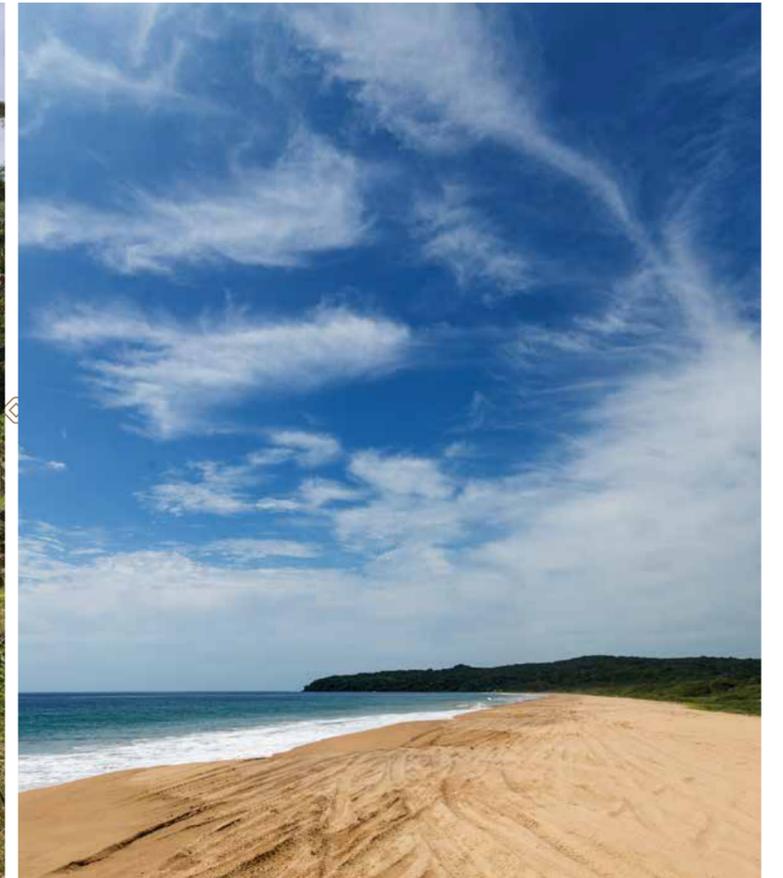


JUNGLE



MOUNTAIN

The diversity of ecosystems at Costa Canuva make it a fascinating place, due to its extensive unexplored jungles, beaches and virgin territories within the rainforests, mountains, and rivers; all of these natural wonders come together to make Costa Canuva a virtual paradise that will exceed your expectations. The objective of Costa Canuva is to strengthen Riviera Nayarit as one of the best tourists destinations in Mexico.



BEACH & OCEAN



LUXURY HOTELS

Costa Canuva will include 7 luxury hotels, which will have a total capacity of 1,350 rooms. Guest staying in the luxurious accommodation will only be a few short steps from being immersed in one the most amazing experiences that Mother nature has to offer.

Siari Beach Club and Cabana's is currently operating as a boutique hotel which offers the opportunity of reconnecting with nature while enjoying a 5 star experience, in a "Glamping" way. Guests enjoy an amazing culinary experience along with all activities that one can experience on the ocean, river and mountain.

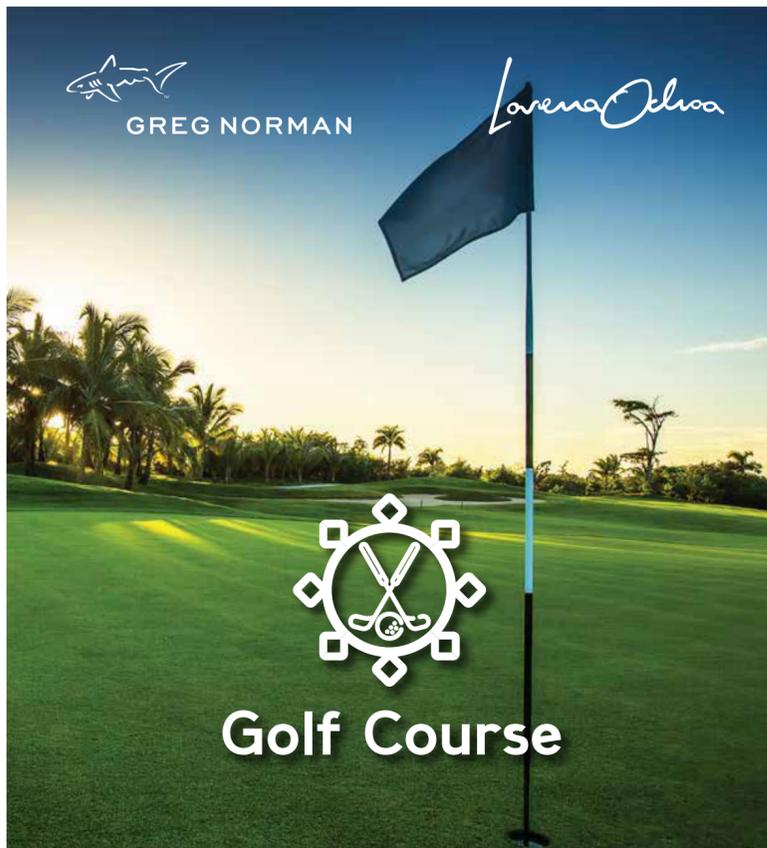
Fairmont
HOTELS & RESORTS

Fairmont Costa Canuva will join its growing portfolio of highly sought after luxury vacation resorts around the world. The objective is to provide a 5 star experience with the highest quality standards. The Fairmont Costa Canuva will also feature Fairmont-branded residences for those who wish to make their stay in Mexico more permanent as primary dwellings or getaway retreats.

The Ritz-Carlton Reserve will feature 110 rooms, suites and private villas, all with ocean views, as well as two pools, three restaurants, shops, spas, meeting rooms, among other amenities.

International luxury hotel chains are looking forward to introducing their guests to many adventurous experiences that will satisfy even the most accomplished travelers.





OUTDOOR ACTIVITIES FOR ALL AGES

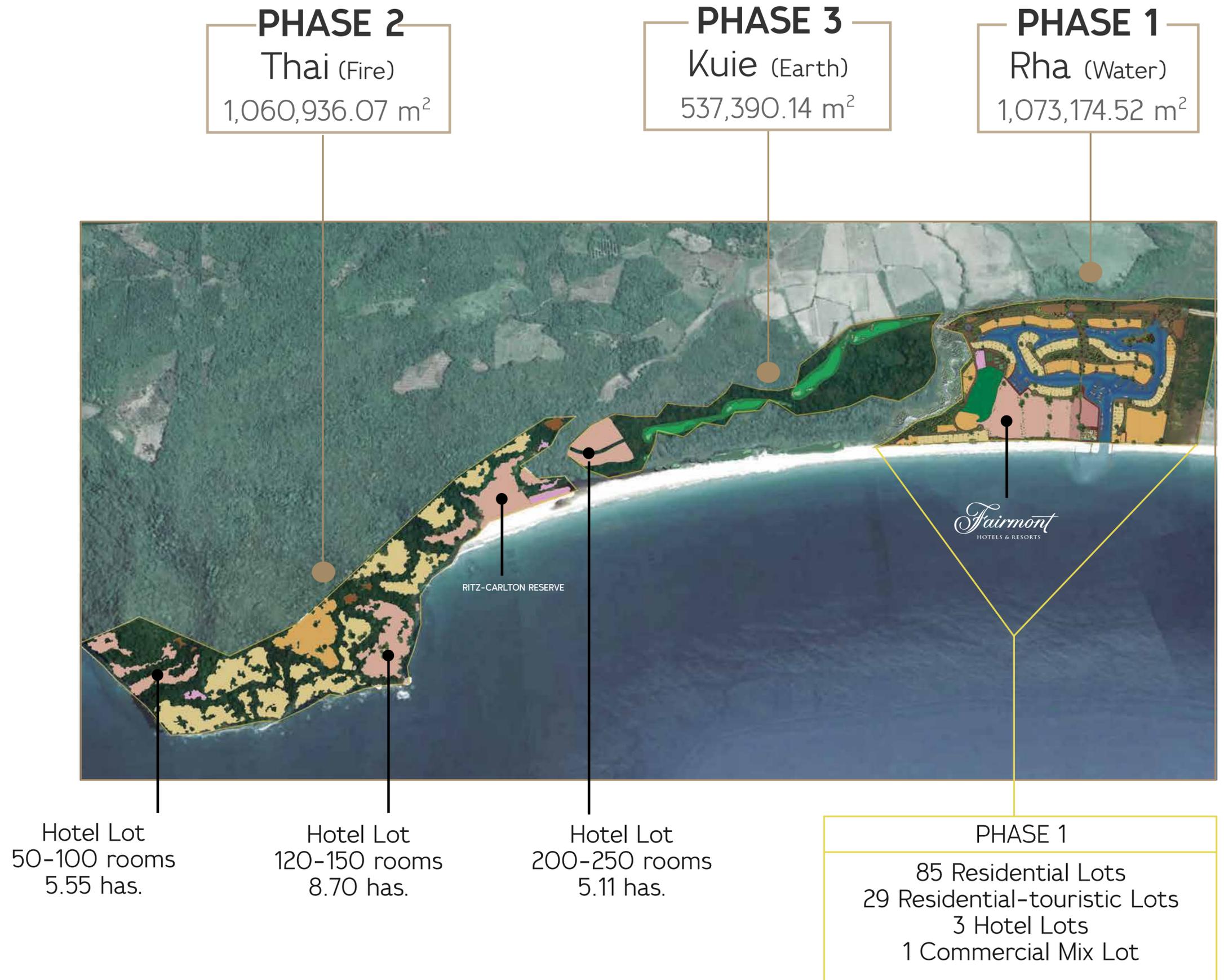
Costa Canuva is the key to adventure, discovery and communion with nature. The resort is planning to have more than 30 activities, starting with an 18 hole golf course designed by Greg Norman and Lorena Ochoa, followed by a marina with 260 berths, some with capacity for yachts up to 150 feet, a town center that will combine the best of gastronomy, fashion and handcrafted arts from surrounding towns, 20 km of mountain bike trails, a special island, focused on children's activities, camping areas, dedicated spaces for art crafting and special events. The resorts main goal is to offer life and activity all the time as one community.



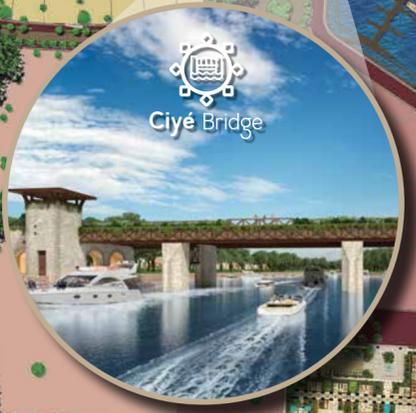
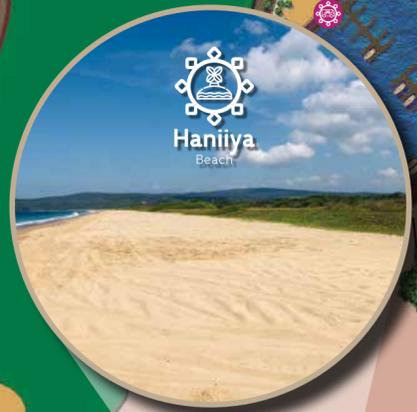
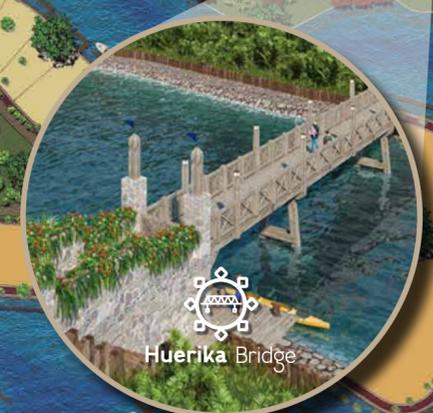
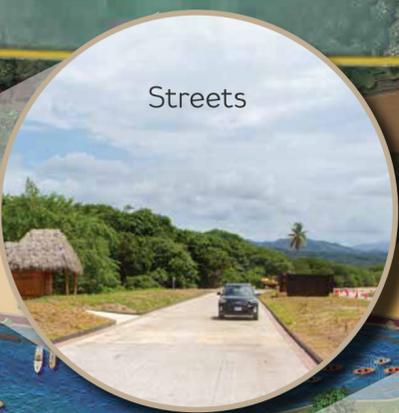
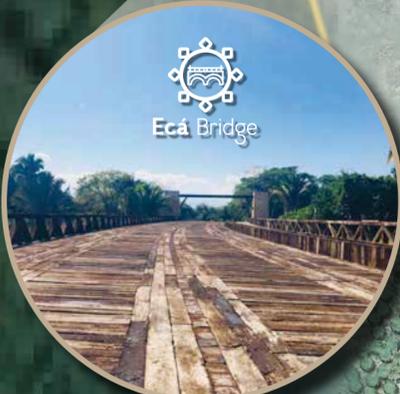


MASTERPLAN

Costa Canuva is a 3 phase development, composed of more than 300 plus residential lots, ranging in size from 550 to 4,000 m² (5,920.15 to 43,055.64 sq.ft.) and condominal lots for the development of up to 1,400 plus residential units and 7 hotel sites with a capacity of 1,350 rooms.



URBANIZATION PHASE 1 - "RHA"



All the information here manifested by images, renders, designs and / or any other conceptualization by which the Project is described, is subject to changes without prior notice, since they are based on plans and ideas of the Developer, for which they are exclusively of its property and determines that its precise purpose is merely illustrative and descriptive, understanding that its use does not generate any type of burden or obligation of the Developer in favor of third parties.



AMMENITIES PHASE 1 - "RHA"



- 1 MAIN ACCESS
- 2 HUERIKA ISLAND
- 3 GREEN AREAS
- 4 CIYÉ BRIDGE
- 5 RHAMARA · MARINA
- 6 YACHT ACCESS
- 7 KIEKARI · EL PUEBLITO
- 8 XURAVÉ · BEACH CLUB
- 9 GOLF CLUB
- 10 PRACTICE RANGE
- 11 ECÁ BRIDGE
- 12 TEVÁ · PET PARK
- 13 BIRD WATCH
- 14 HIVÁRI · GAME PARK
- 15 TAU · SUNSET BAR
- 16 KAYAK CENTER
- 17 TAIYÁ · GRILL ZONE
- 18 HARVERI · CAMPING ZONE
- 19 NANÁIYA · ART CENTER
- 20 HUERIKA BRIDGE
- 21 COMMERCE OF SERVICES
- 22 BAY WATCH XITÉ
- 23 DRYLAND MARINA
- 24 FUEL STATION
- 25 METZA · PUBLIC CENTER
- 26 NAKAWÉ · AQUATIC CLUB
- 27 GOLF COURSE
- 28 HARVANARI · SKATE PARK
- 29 HAIKU · PUMP TRACK
- 30 HUERIKA · SKILLS COURSE

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LOTIFICATION
PHASE 1 - RHA

-  GREEN AREAS
93,307.13 m²
-  EQUIPMENT AREAS
34,397.47 m²
-  TOURISTIC-RECREATIONAL AREAS
18,606.98 m²
-  RESIDENTIAL LOTS
32 lots from 550 to 1,745m²
-  CONDOMINAL LOTS
663 Units
11 lots from 3,558 to 44,919 m²
-  HOTEL LOT
250 Rooms
1 lot of 29,121 m²



PRICE LIST IN U.S. DOLLARS



PHASE 1 - RESIDENTIAL LOTS

ID (UP)	LAND (Has)	LAND (m2)	LEVELS	HEIGHT (mts)	COS	CUS	NUM. OF HOUSEHOLDS	PRICE LIST	
								PRICE PER m2	TOTAL PRICE
17	0.06	551.14	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 413,354
18	0.08	764.36	3.00	11.25	48%	1.10	1.00	\$ 800	\$ 611,485
19	0.08	791.10	3.00	11.25	48%	1.10	1.00	\$ 800	\$ 632,884
20	0.08	756.99	3.00	11.25	48%	1.10	1.00	\$ 800	\$ 605,596
60	0.17	1,664.32	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 1,248,242
61	0.15	1,507.04	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 1,130,281
62	0.14	1,359.25	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 1,019,437
63	0.13	1,294.48	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 970,859
70	0.17	1,744.65	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 1,308,489
71	0.15	1,538.69	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 1,154,017
72	0.15	1,538.40	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 1,153,800
88	0.11	1,118.39	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 838,793
89	0.11	1,117.15	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 837,863
90	0.11	1,115.92	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 836,940
94	0.12	1,153.48	3.00	11.25	48%	1.10	1.00	\$ 775	\$ 893,947
95	0.10	1,025.90	3.00	11.25	48%	1.10	1.00	\$ 775	\$ 795,073
96	0.09	944.39	3.00	11.25	48%	1.10	1.00	\$ 775	\$ 731,902
99	0.10	1,022.64	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 766,980
100	0.10	959.06	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 719,294
101	0.08	812.40	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 609,296
102	0.08	787.97	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 590,975
103	0.07	713.47	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 535,104
111	0.10	1,016.75	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 762,566
112	0.10	1,031.45	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 773,584
113	0.10	1,006.33	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 754,747
114	0.09	943.58	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 707,686
115	0.09	907.87	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 680,904
116	0.08	844.87	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 633,650
117	0.08	809.92	3.00	11.25	48%	1.10	1.00	\$ 750	\$ 607,443
119	0.11	1,118.22	3.00	11.25	48%	1.10	1.00	\$ 850	\$ 950,488
120	0.12	1,221.00	3.00	11.25	48%	1.10	1.00	\$ 850	\$ 1,037,846
121	0.13	1,277.26	3.00	11.25	48%	1.10	1.00	\$ 850	\$ 1,085,668

PHASE 1 - CONDOMINAL LOTS

ID (UP)	LAND (Has)	LAND (m2)	LEVELS	HEIGHT (mts)	COS	CUS	NUM. OF HOUSEHOLDS	PRICE LIST	
								PRICE PER m2	TOTAL PRICE
6	0.36	3,558	10.00	40.00	60%	6.00	18	\$ 600	\$ 2,134,656
8	0.86	8,559	10.00	40.00	60%	6.00	44	\$ 600	\$ 5,135,267
10	0.84	8,350	10.00	40.00	60%	6.00	42	\$ 600	\$ 5,010,138
12	0.64	6,386	10.00	40.00	60%	6.00	32	\$ 600	\$ 3,831,513
13	0.61	6,087	10.00	40.00	60%	6.00	31	\$ 600	\$ 3,652,357
14	0.60	6,001	10.00	40.00	60%	6.00	31	\$ 600	\$ 3,600,628
56	0.79	7,896	6.00	24.00	50%	5.00	33	\$ 480	\$ 3,790,060
57	0.76	7,557	6.00	24.00	50%	5.00	32	\$ 480	\$ 3,627,211
82	0.58	5,770	6.00	24.00	50%	5.00	24	\$ 462	\$ 2,665,822
98	0.62	6,231	10.00	40.00	50%	5.00	26	\$ 462	\$ 2,878,517
129	4.49	44,919	10.00	40.00	60%	6.00	320	\$ 712	\$ 31,968,000

PHASE 1 - HOTEL LOT

ID (UP)	LAND (Has)	LAND (m2)	LEVELS	HEIGHT (mts)	COS	CUS	NUM. OF HOUSEHOLDS	PRICE LIST	
								PRICE PER m2	TOTAL PRICE
51	2.91	29,121	10.00	40.00	60%	6.00	250	\$ 858	\$ 25,000,000

NOTES:

- CASH DISCOUNT OPERATIONS AVAILABLE.
- DIRECT FINANCING AVAILABLE.
- 25% DOWN PAYMENT, UP TO 24 MONTHS TO PAY BALANCE.
- \$7,500 FOR LOT A SIDE SELECTION.
- PRICES ARE SUBJECT TO CHANGE BY THE DEVELOPER.
- PRICES ARE IN U.S. DOLLARS.

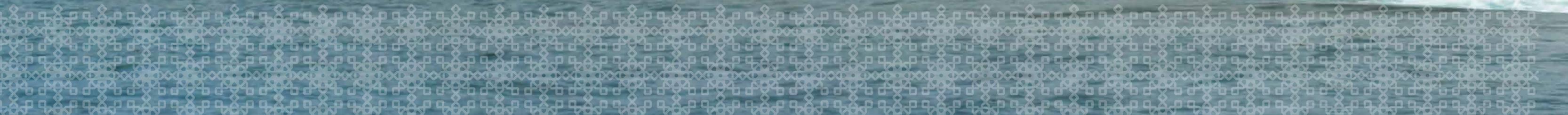


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DESIGN TEAM



Toda la información aquí manifestada mediante imágenes, renders, diseños y/o cualquier otra conceptualización por el cual se describe el Proyecto, se encuentra sujeta a cambios sin previo aviso, pues están basadas en planos e ideas del Desarrollador, por lo cual son exclusivamente de su propiedad y determina que su finalidad precisa es meramente ilustrativa y descriptiva, entendiéndose que su uso no genera ningún tipo de carga u obligación del Desarrollador a favor de terceros.



Costa Canuva is being developed by Mota-Engil, an international Portuguese enterprise who rates as one of the top leading construction companies in the world. Mota-Engil performs projects in diverse technical areas within engineering and construction. In Mexico, it is developing infrastructure with similar project dimensions in several locations across the country.





GREG NORMAN

Greg Norman Golf Course Design (GNGCD) is recognized as the main and most exclusive golf course design firm, with more than 100 open courses established in 34 countries in six continents, some of which have been awarded prestigious design prizes.



Lorena Ochoa

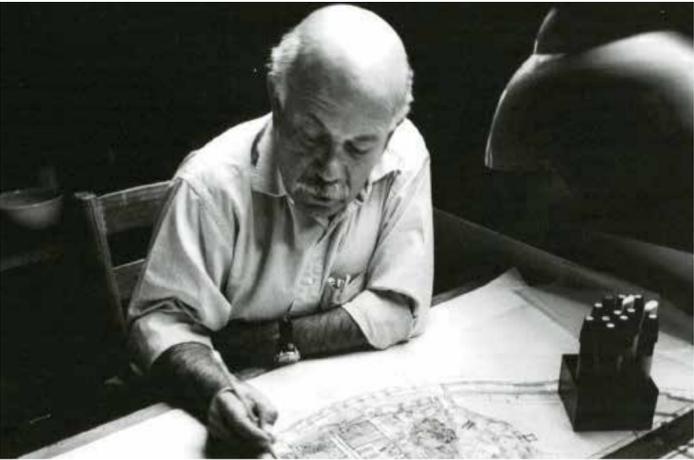
A former Mexican professional golfer who achieved 27 victories in the LPGA Tour, the most of any professional female in golf history. She is considered as the best Mexican golfer of all times, as well as one of the best 50 players around the world, holding a ranking of the 22nd position on the list.



A passionate enterprise specialized in design, construction, and planning of mountain bike and skateboard trails. Its work joins the user with the natural environment creating diverse experiences.



MARIO LAZO



One of the greatest Mexican architecture firms, a company greatly recognized abroad. It has a stated multi-disciplinary approach with more than three decades of experience. Artigas Architects have creating unique developments across the country which have placed them as one of the top leaders in urban design.

In charge of the urbanistic design and feel with its main focus on nature's conception with a sustainable approach, considering a respect for nature as the most important concept. "To design and build in a sustainable way is not an option: it's a need".



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