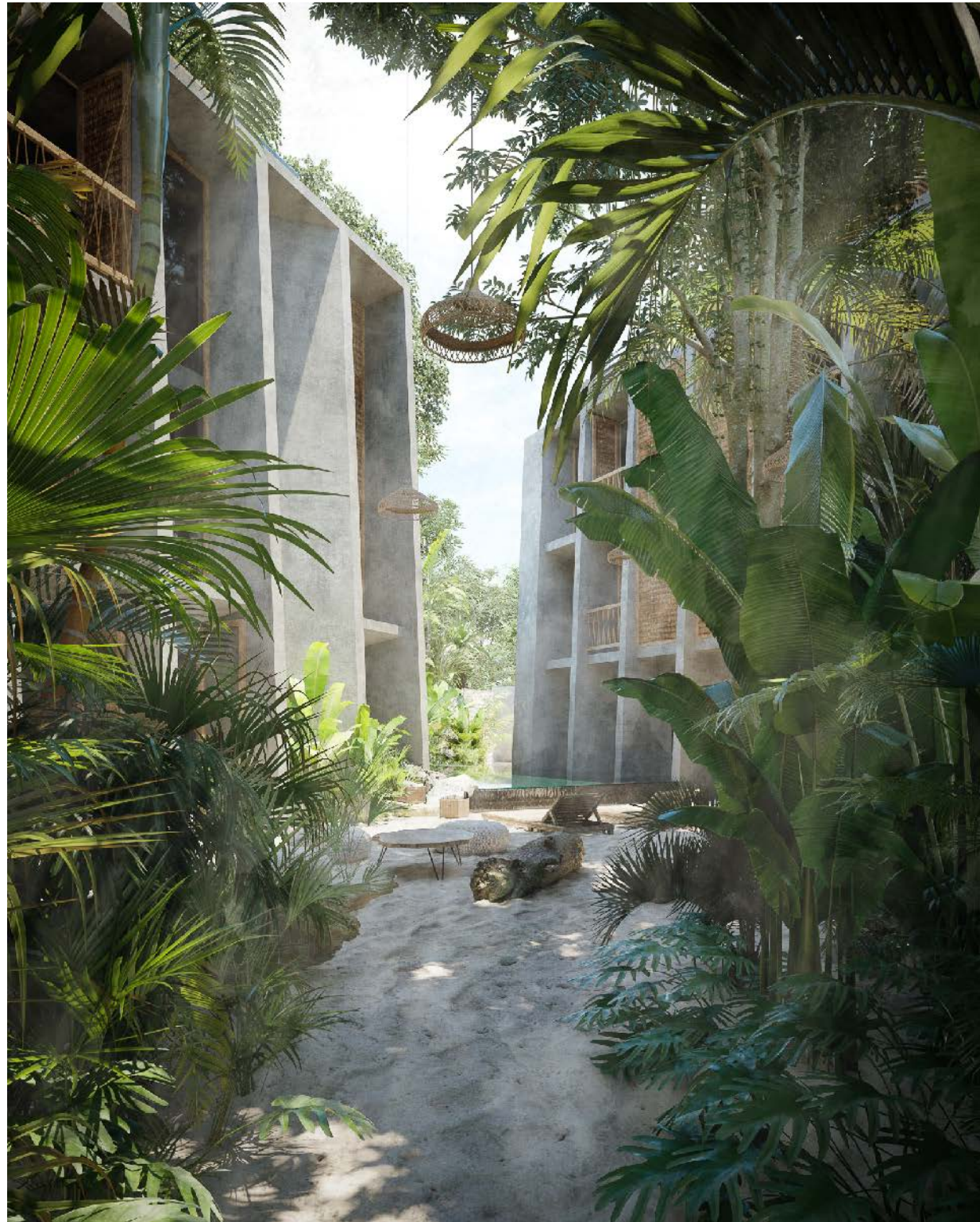




WAYAK®











# WELCOME TO WAYAK

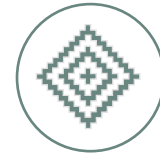


WAYAK is our timeless vision of life in the jungle; raw concrete, stone and wood rise from within the trees, all the different elements are blank canvasses for shadows and the breeze.

WAYAK is a Mayan word that means “to dream”, to dream of our ancestor’s legacy, a dream in which the architecture merges with the thick greenness of the jungles, creating sand paths, routs among the gardens, contemplation spaces but also places where you can enjoy each other’s company.

A project born from the free and sincere spirit that represents this area.

The project is located in one of the fastest growing areas of Tulum called “Region 15”, only a 15-minute car ride from the beach and 10 minutes from the archeological site.



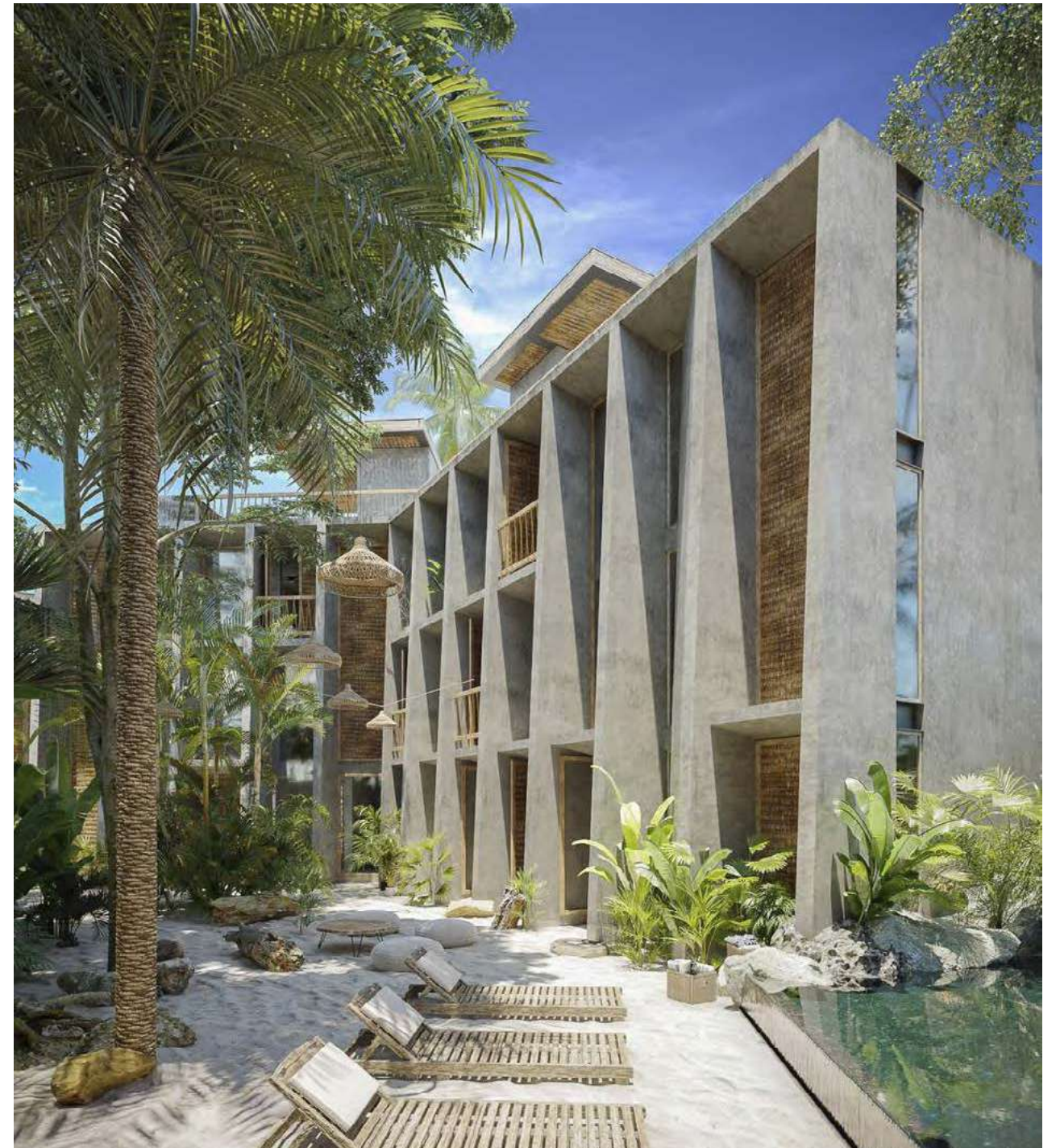
Artisan  
Finishes



Eco Friendly



Respect for the  
environment







## PROJECT



Staines Arquitectos is the firm responsible of conveying the ambitious concept behind the architecture of the project, which was to take certain elements of prehispanic architecture and turn them into a raw but sophisticated architecture, with special attention to details. It is an architectural firm dedicated to the design, creation and construction of authentic spaces that live in harmony with the environment, always with the goal of creating atmospheres that are both functional and contemporary. Established in 2002, they have over 15 years worth of experience in residential, commercial and corporate projects, they execute and develop the customer's ideas trying to optimize all resources to the maximum. They have a multi-disciplinary team formed by the best specialists in every design area, fulfilling the market's highest standards.

st:a

[www.st-a.com.mx](http://www.st-a.com.mx)





# GROUND FLOOR







# FIRST FLOOR







## SECOND FLOOR







# ROOF GARDEN







*WAYAK, of Mayan origin, translates as “a vision inbetween dreams, to imagine, to dream”.*

The development includes 4 villas with their own garden and pool, and 8 apartments, some with garden and pool on the ground floor and others with roof garden, all with private pools.

Outside, the existing jungle remains untouched and the freshness of the pools emulate the “cenotes” of this area.

The apartments’ and the houses’ interiors are open and fresh, with crossed air circulations using cartelas as lattices and balconies as sunshades.

Among the amenities, there is a bar and lounge, main pool, multipurpose room focused on wellness, hammock area, business center and gym.



Lounge



Cenote  
Pool



Wellness  
Zone



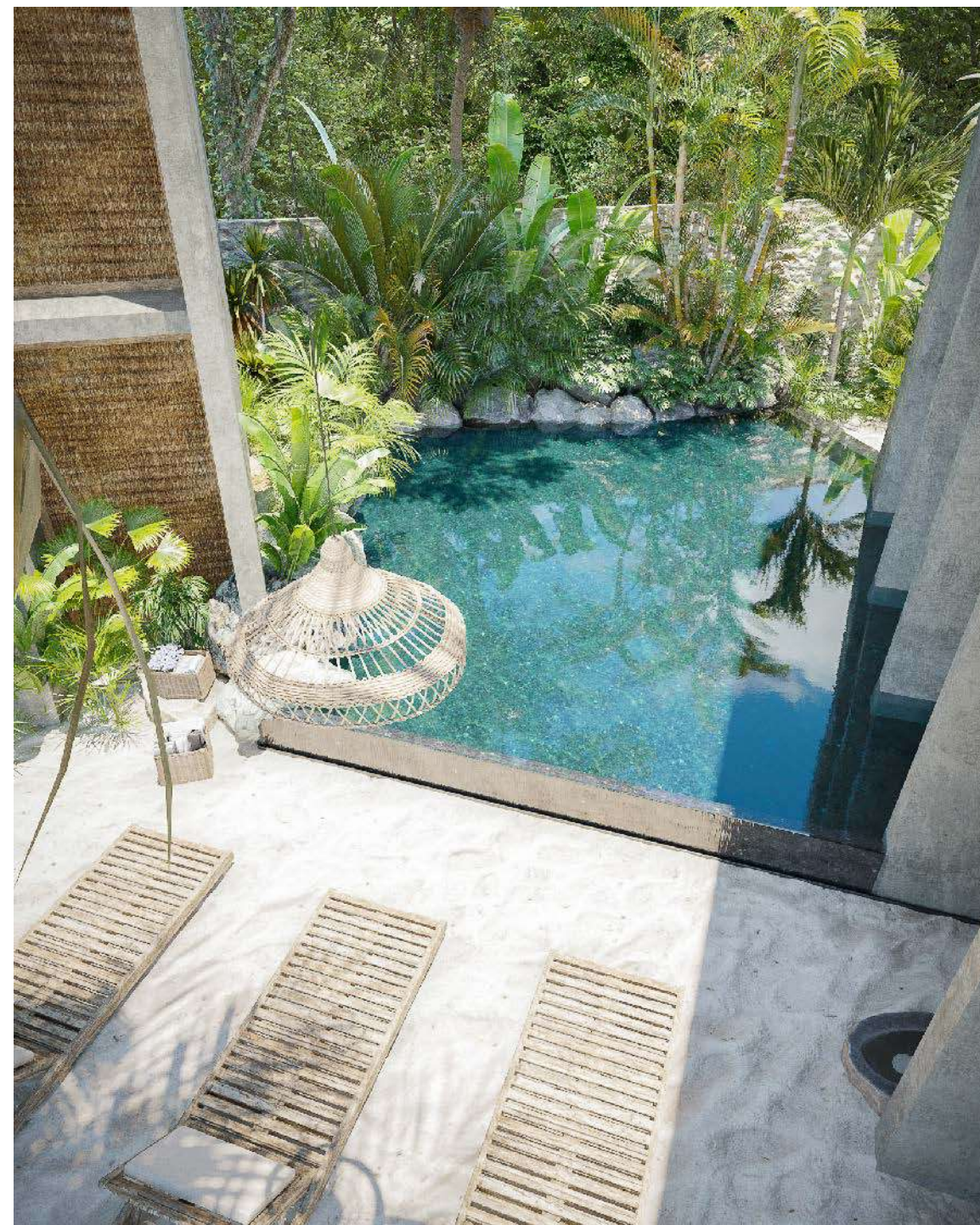
Zen  
Spaces



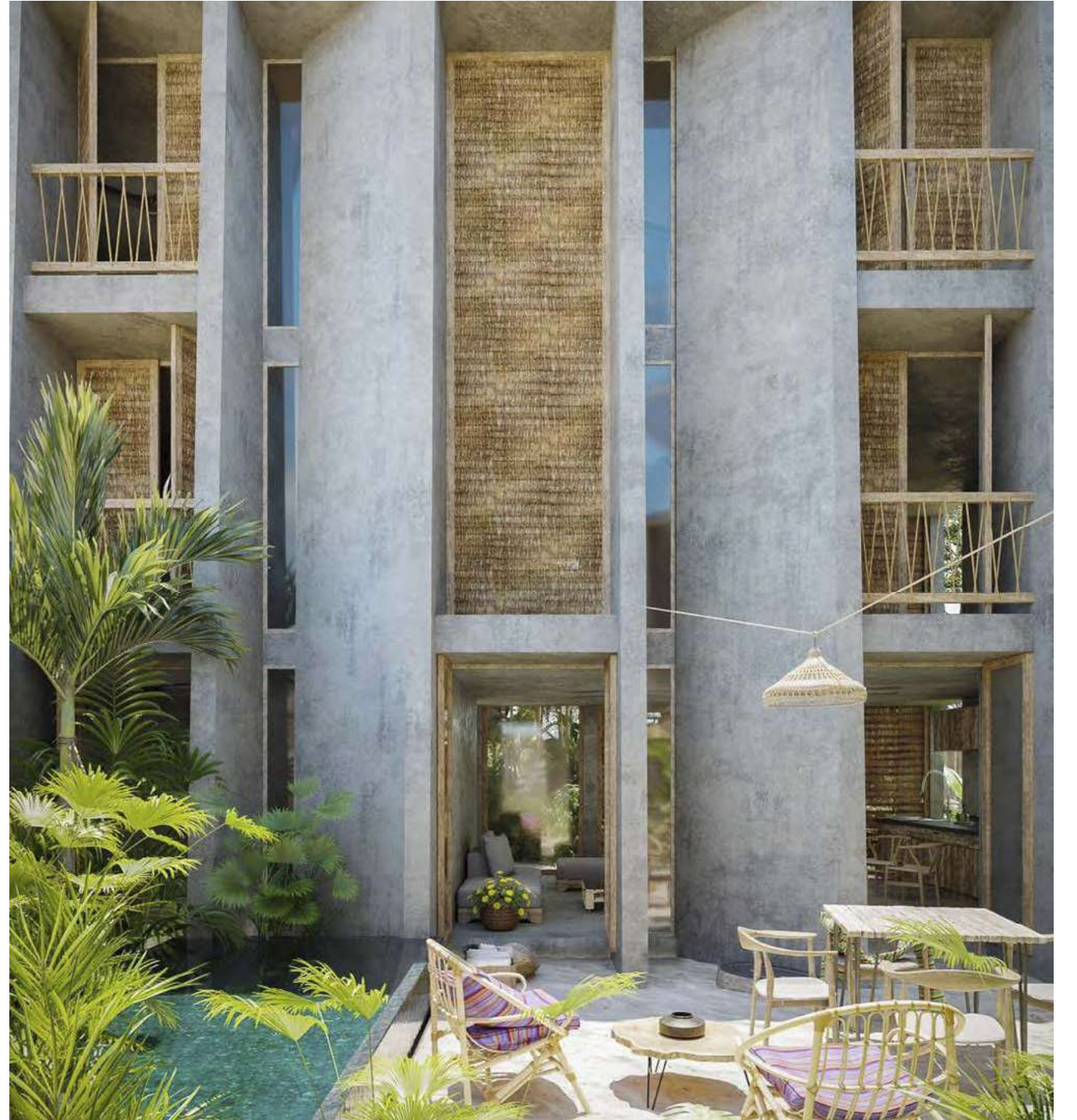
Business  
Center



Gym











# VILLAS





# VILLAS



*Each villa has a ground floor, first floor and second floor.*

## VILLA YIK'AL- 294 m2

- 3 bedrooms
- 3 walk-in closets
- 3.5 bathrooms
- Lobby
- Living-dining room
- Kitchen
- Storeroom
- Outside terrace in every bedroom
- Private terrace with swimming pool
- Laundry room

## VILLA SA'AM #2 - 309 m2

- 3 bedrooms
- 3 walk-in closets
- 3.5 bathrooms
- Lobby
- Living-dining room
- Kitchen
- Storeroom
- Outside terrace in every bedroom
- Private terrace with swimming pool
- Laundry room





# VILLAS



## VILLA K'ÁAX - 309 m2

- 3 bedrooms
- 3 walk-in closets
- 3.5 bathrooms
- Lobby
- Living-dining room
- Kitchen
- Storeroom
- Outside terrace in every bedroom
- Private terrace with swimming pool
- Laundry room

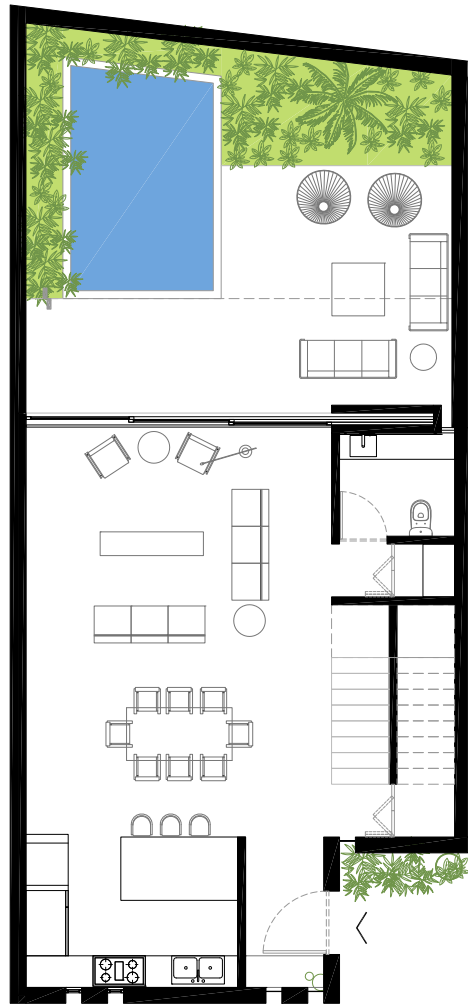
## VILLA LU'UM - 294 m2

- 3 bedrooms
- 3 walk-in closets
- 3.5 bathrooms
- Lobby
- Living-dining room
- Kitchen
- Storeroom
- Outside terrace in every bedroom
- Private terrace with swimming pool
- Laundry room

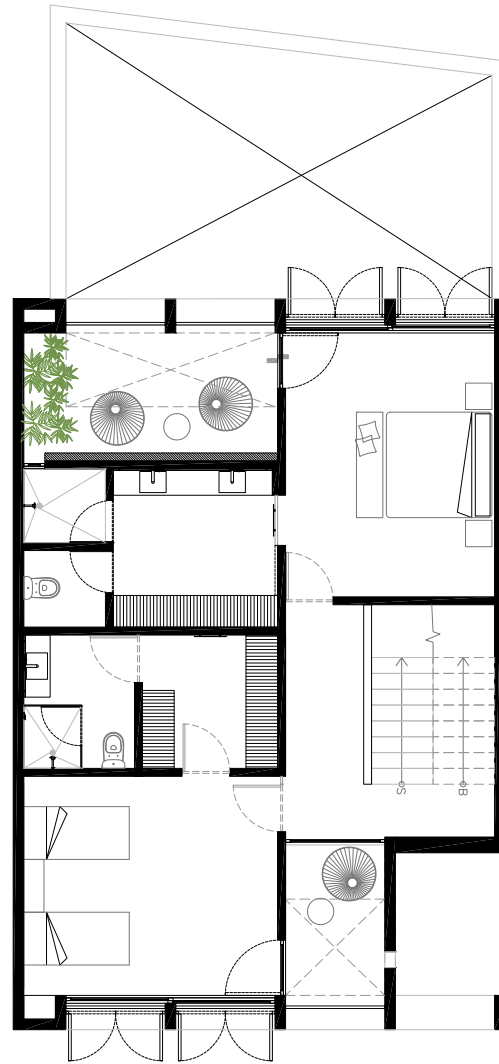




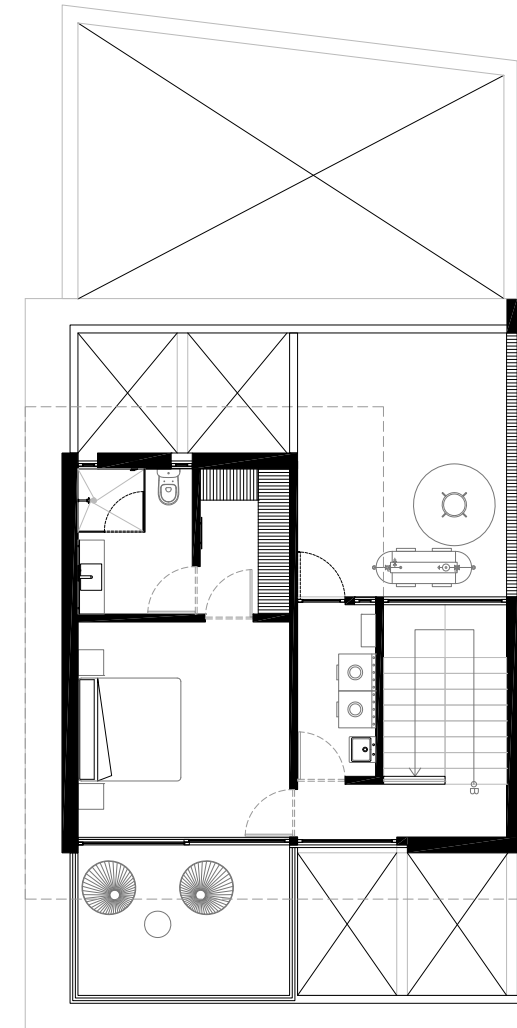
# VILLAS



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR





## APARTMENTS







# APARTMENTS



## GROUND FLOOR

- **GARDEN SUITE - 94 m<sup>2</sup>**  
1 bedroom, 1 bathroom, kitchen, living-dining room, private garden with swimming pool, laundry closet.
- **MASTER GARDEN - 148 m<sup>2</sup>**  
2 bedrooms, 1 walk-in closet, 2 bathrooms, kitchen, living-dining room, private garden with swimming pool, laundry closet.

## FIRST FLOOR

- **APARTMENT A1 - 150 m<sup>2</sup>**  
2 bedrooms, 1 walk-in closet, 2.5 bathrooms, kitchen, living-dining room, roof garden with swimming pool, laundry closet.
- **APARTMENT B1 - 115 m<sup>2</sup>**  
2 bedrooms, 2.5 bathrooms, kitchen, living-dining room, roof garden with swimming pool, laundry room.
- **APARTMENT C1 - 134 m<sup>2</sup>**  
2 bedrooms, 1 walk-in closet, 2.5 bathrooms, kitchen, living-dining room, roof garden with swimming pool, laundry closet.





# APARTMENTS



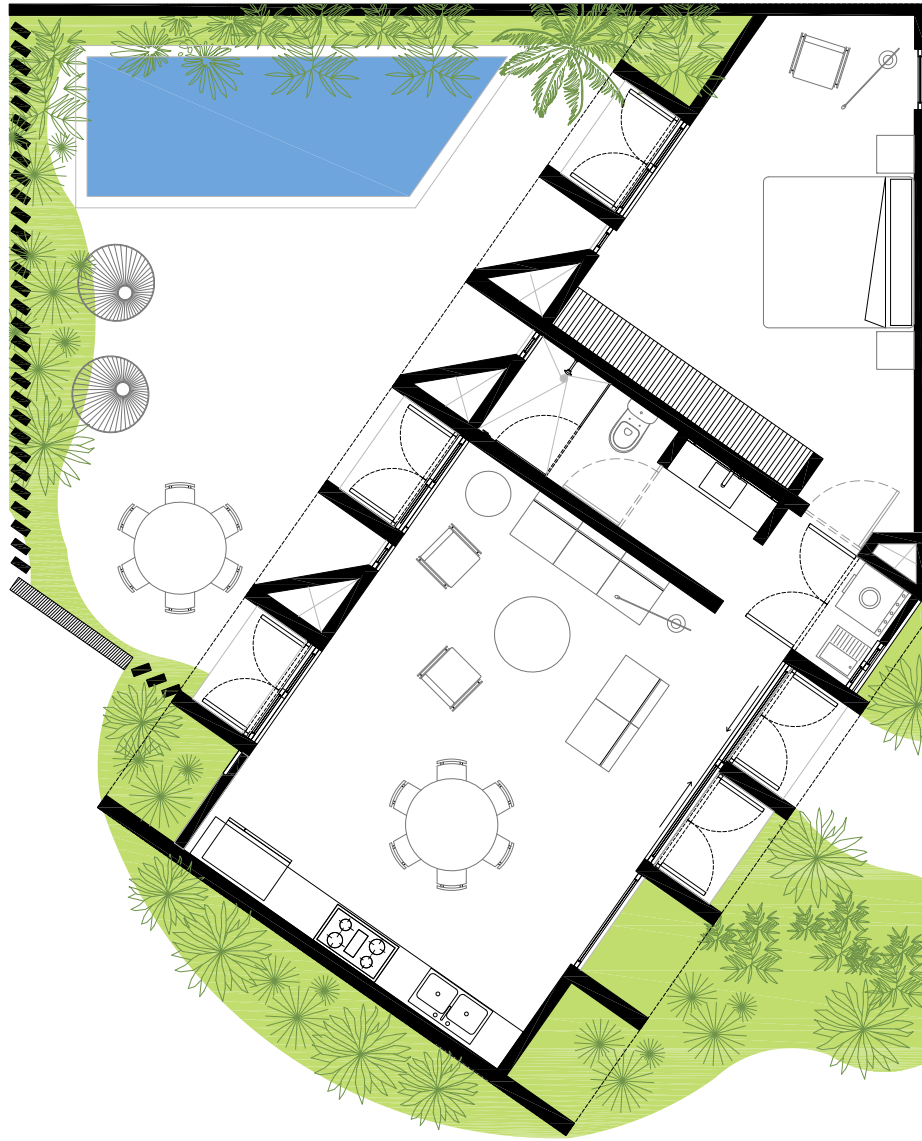
## SECOND FLOOR

- **APARTMENT A2 - 148 m2**  
2 bedrooms, 1 walk-in closet, 2.5 bathrooms, kitchen, living-dining room, roof garden with swimming pool, laundry closet.
- **APARTMENT B2 - 115 m2**  
2 bedrooms, 2.5 bathrooms, kitchen, living-dining room, roof garden with swimming pool, laundry room.
- **APARTMENT C2 - 133 m2**  
2 bedrooms, 1 walk-in closet, 2.5 bathrooms, kitchen, living-dining room, roof garden with swimming pool, laundry closet.





# APARTMENTS



GARDEN SUITE

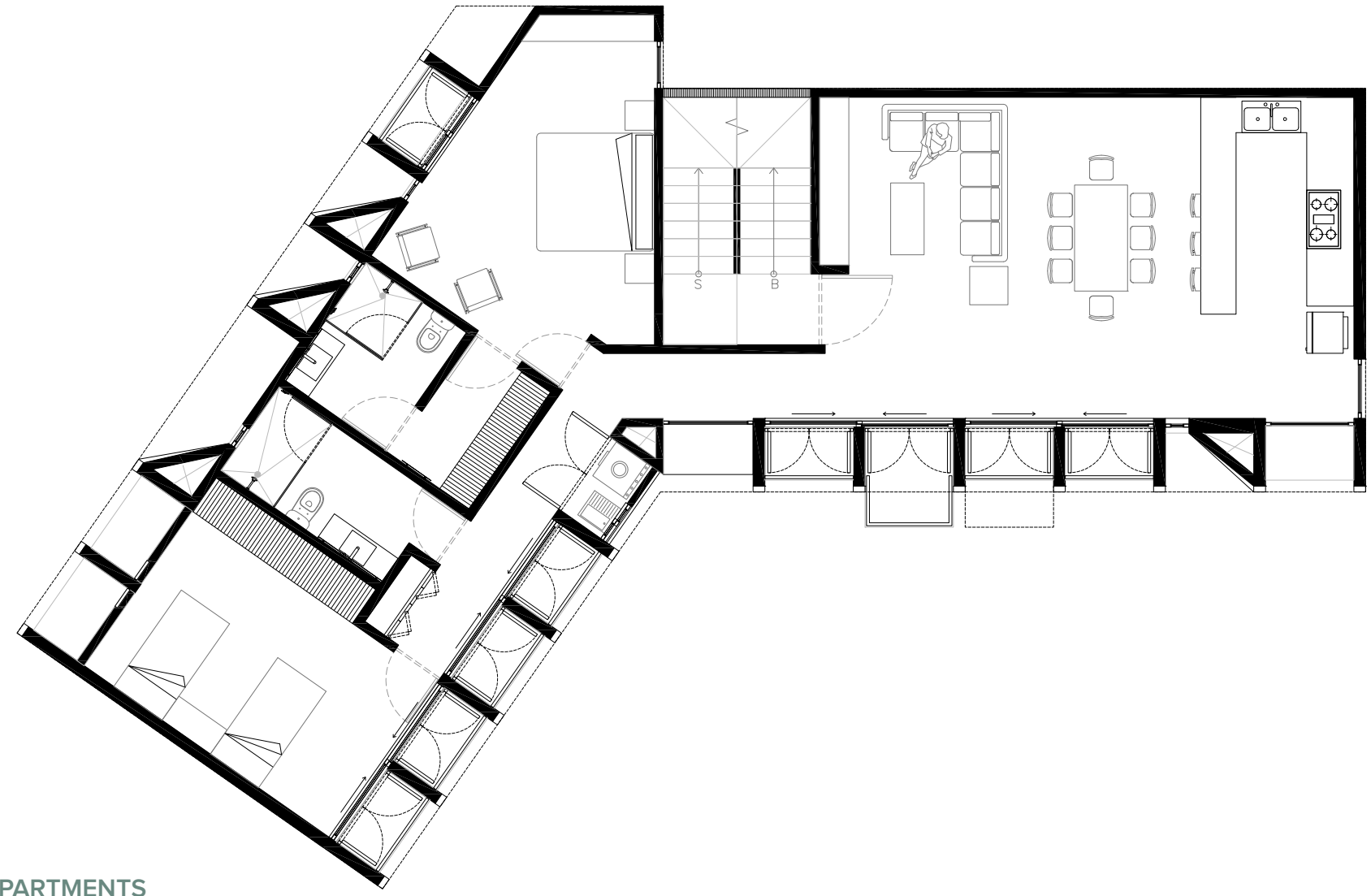


MASTER GARDEN





# APARTMENTS

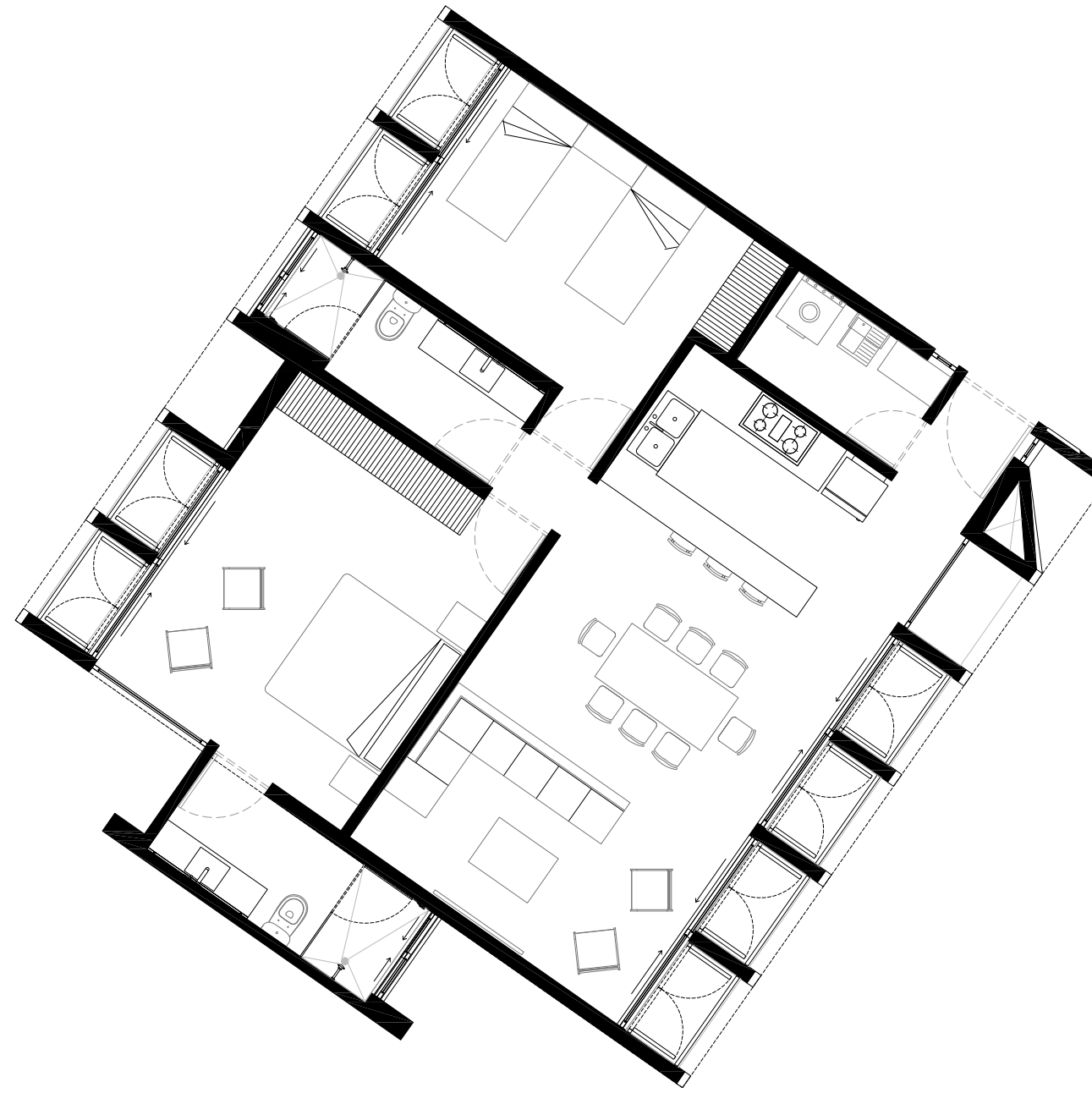


“A” APARTMENTS





# APARTMENTS

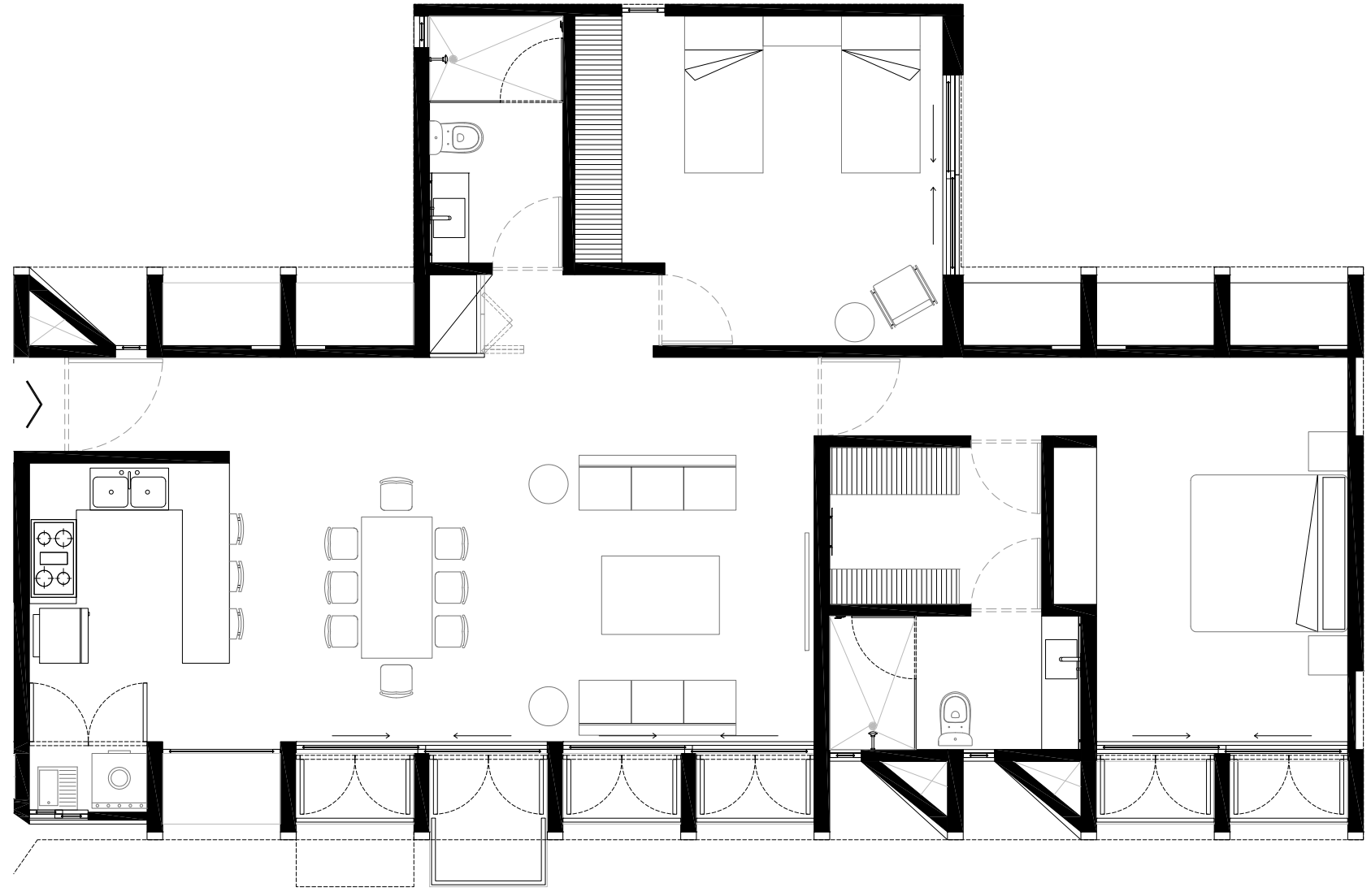


“B” APARTMENTS





# APARTMENTS



“C” APARTMENTS





CUN Airport - Tulum  
1:37 hours

CDMX - CUN 2:00 hours  
LAX - CUN 5:00 hours  
JFK - CUN 4:00 hours

## LOCATION



Tulum is located in the state of Quintana Roo 128 km south of Cancun, 65 km from Playa del Carmen and 260 km north of Chetumal.

To arrive by plane from abroad it is necessary to fly to Cancun International Airport and drive by the Cancun-Chetumal highway for approximately 1 hour and 37 minutes.







# SITE | MOVILITY

## TULUM ARCHAEOLOGICAL AREA

🕒 17 min 🚗

🕒 22 min 🚲

## TULUM BEACH

🕒 12 min 🚗

🕒 20 min 🚲

## CANCUN INTERNATIONAL AIRPORT

🕒 1 hr 37 min 🚗

## PLAYA DEL CARMEN

🕒 1 hr 🚗

## XCARET

🕒 51 min 🚗

## XEL-HÁ

🕒 24 min 🚗

## CHICHÉN ITZÁ

🕒 2 hr 🚗







# TULUM, MEXICO



Quintana Roo • Caribbean

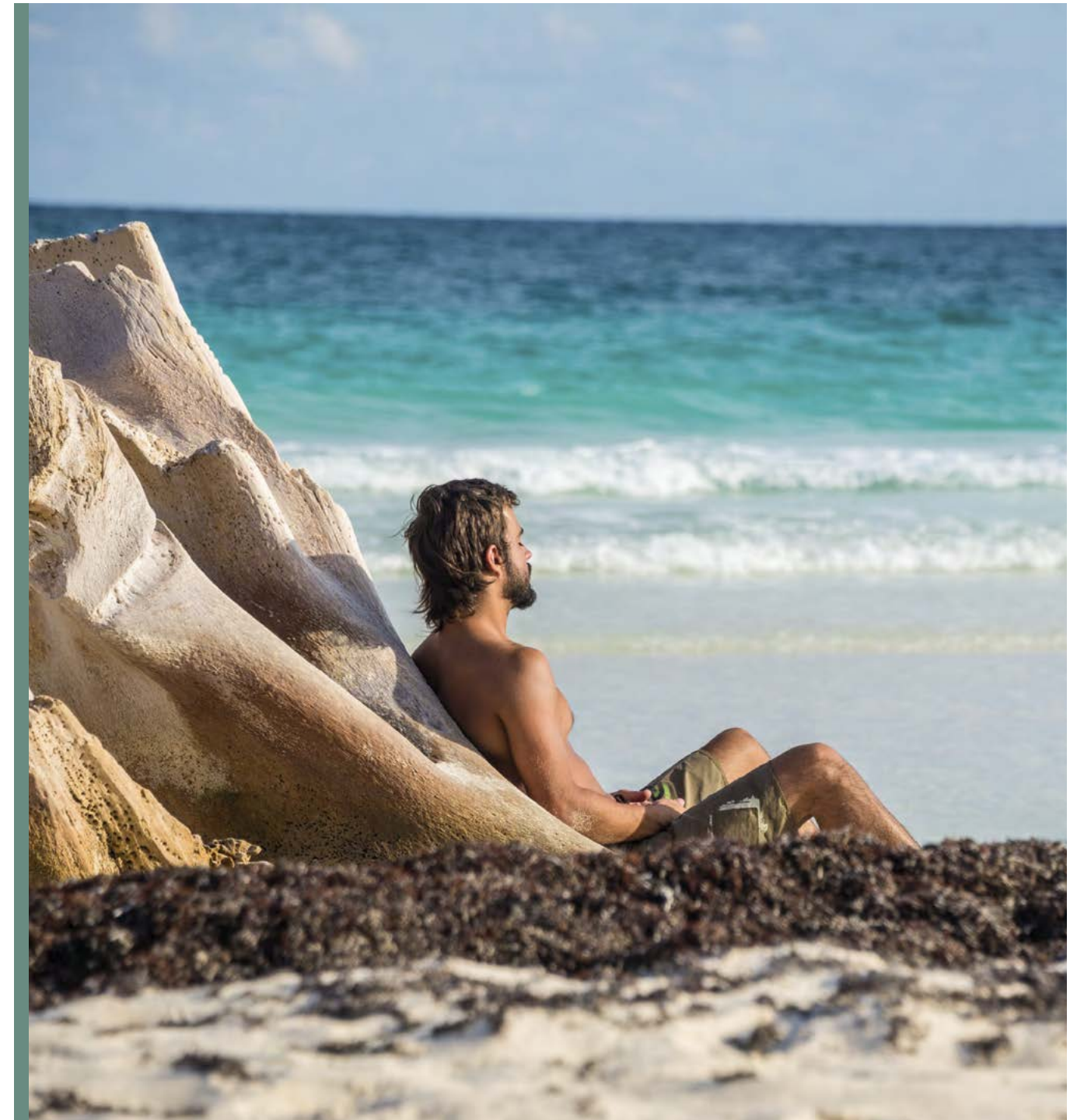
Just chill; Tulum, a magical place of the Riviera Maya, unique in the world for its unparalleled energy, surrounded by the mystical Mayan jungle and the shores of the turquoise sea of the Mexican Caribbean. In Tulum the wealth of Mayan culture converges with a growing multicultural community characterized by concern for the environment and by travelers who love new experiences.





Tulum is all about feeling good: mind, body and soul; feeling alive by the wellness, gastronomic, cultural, and relaxing experiences. It is known worldwide for its gastronomy, its ecofriendly approach to the environment, its magnificent beaches and countless activities related to the wellness of body and spirit.

*Tulum the perfect place to enjoy a totally unique experience.*







## LIFE IN TULUM

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Relaxing and easy going; Tulum allows you to forget about everything, just grab your bike and discover all the opportunities this destination has to offer. Tulum has a gastronomy like no other, a fusion of local cuisine interpreted by different national and international chefs. You will find dishes representative of different countries, world renowned chefs, who chose to work there for the relevance of the place, and for all the possibilities offered by the local cuisine and ingredients.

*Relaxing and easy going...*









If your interest is to cultivate body and spirit in Tulum you will find a variety options to cater all kind of tastes; physical activities in the jungle, jogging, cycling, yoga, meditation, temazcales, spa, diving and holistic experiences.

Art is present through galleries with traditional and contemporary art, mixed music festivals, as well as music, which is an icon of the nightlife in Tulum, this is why tourists from around the world come to have a good time at these famous parties.

*Just grab your bike and discover all the opportunities this destination has to offer.*





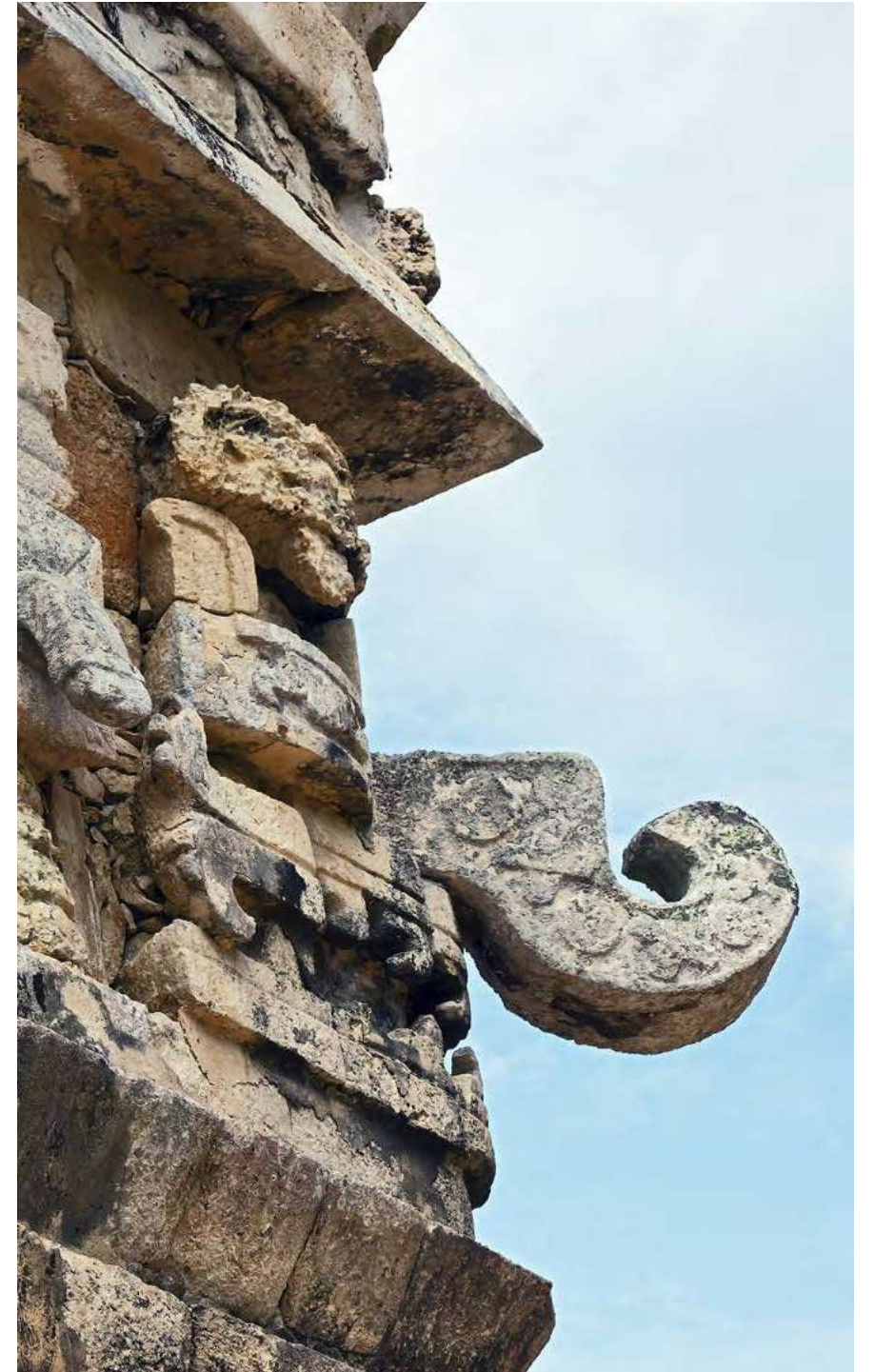


## HISTORY AND CULTURE

Astronomy, rituals, energy; are part of a walled city by the sea known as Tulum. The word Tulum means “wall” in Mayan and is one of the most relevant cities of such civilization just behind the great Chichen Itza, which is only a few hours away and has one of the most stunning archaeological sites of the Mexican territory.

*Today, it is known for a growing community of artists from all over the world who showcase their most recent works of art in galleries and festivals.*









## NATURAL LEGACY

The Mexican Caribbean is world renowned for its beautiful beaches; clear, fine and soft sand, as well as the different shades of turquoise blue of its waters, which are not only found in the sea but also in the amazing “cenotes”.

Tulum is not only sea, it is also a dense and leafy jungle inhabited by different species of flora and fauna, the cenotes and underground rivers are part of one of the main attractions, as they border one of the most important natural reserves in Mexico: the Sian Ka’an reserve.









*WAYAK is the vision and dream of communication  
between water, air, stone, jungle and man.*