

Antilia[®]



A PROJECT BY



BARTEGA

MASTER DEVELOPER

BARTEGA is a company whose goal is to develop extraordinary residences and unique lifestyles **in the Yucatan Peninsula.**

We create spaces designed to live unforgettable moments. Large, **comfortable residences with amenities for the whole family, in very exclusive locations.**

Each of our projects is designed to generate surplus value in the short, medium and long term. As well as they have been designed in such a way that those owners who do not inhabit them, these are ideal for short and long term rentals.



Daytona



NOVARA®



Monza





ANTILIA is born in the turquoise coast and beautiful nature of Cozumel.

Composed of **3 buildings** with only **27 condos** in each one, amenities and spaces designed for the whole family and the best finishes on the market. **Antilia** is a project with a unique soul, that brings together everything you need in one place.

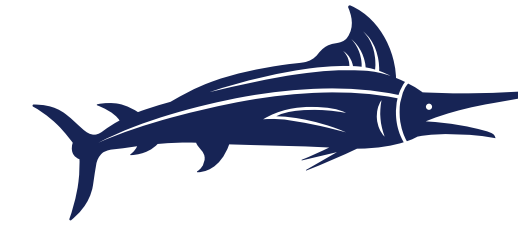
A PROJECT BY



BARTEGA

MASTER DEVELOPER

BEACHFRONT



RESIDENCES

*Now you can live by
the sea, and enjoy the
beauty of nature.*

COZUMEL, QUINTANA ROO

In the center of the World

Cozumel is an island in the Mexican Caribbean, located just 62km south from Cancun. The Cozumel International Airport welcomes thousands of passengers from all over the world, thanks to the fact that it has national and international flights every day of the year, making it very accessible for everyone who wants to visit this wonderful paradise.





Life in Cozumel

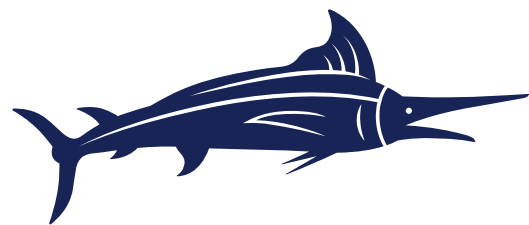
You'll enjoy a lifestyle like no other, with all the wonders that a Caribbean island has to offer. From a collection of beautiful beaches, to crystal clear waters and magical places to explore.

Cozumel is also catalogued as the Island of Sport, an island where world class sporting events take place, from marathons, triathlons and many other international competitions make their finest gatherings.

And if you're a foodie, you came to the right place. Cozumel offers a one of a kind cuisine, influenced by the mayan traditions, infused with the Caribbean flavors and the highest quality seafood.



BEACHFRONT



RESIDENCES



Total Area
20,152.5 m²

Height
48m (15 levels)

Condos
81

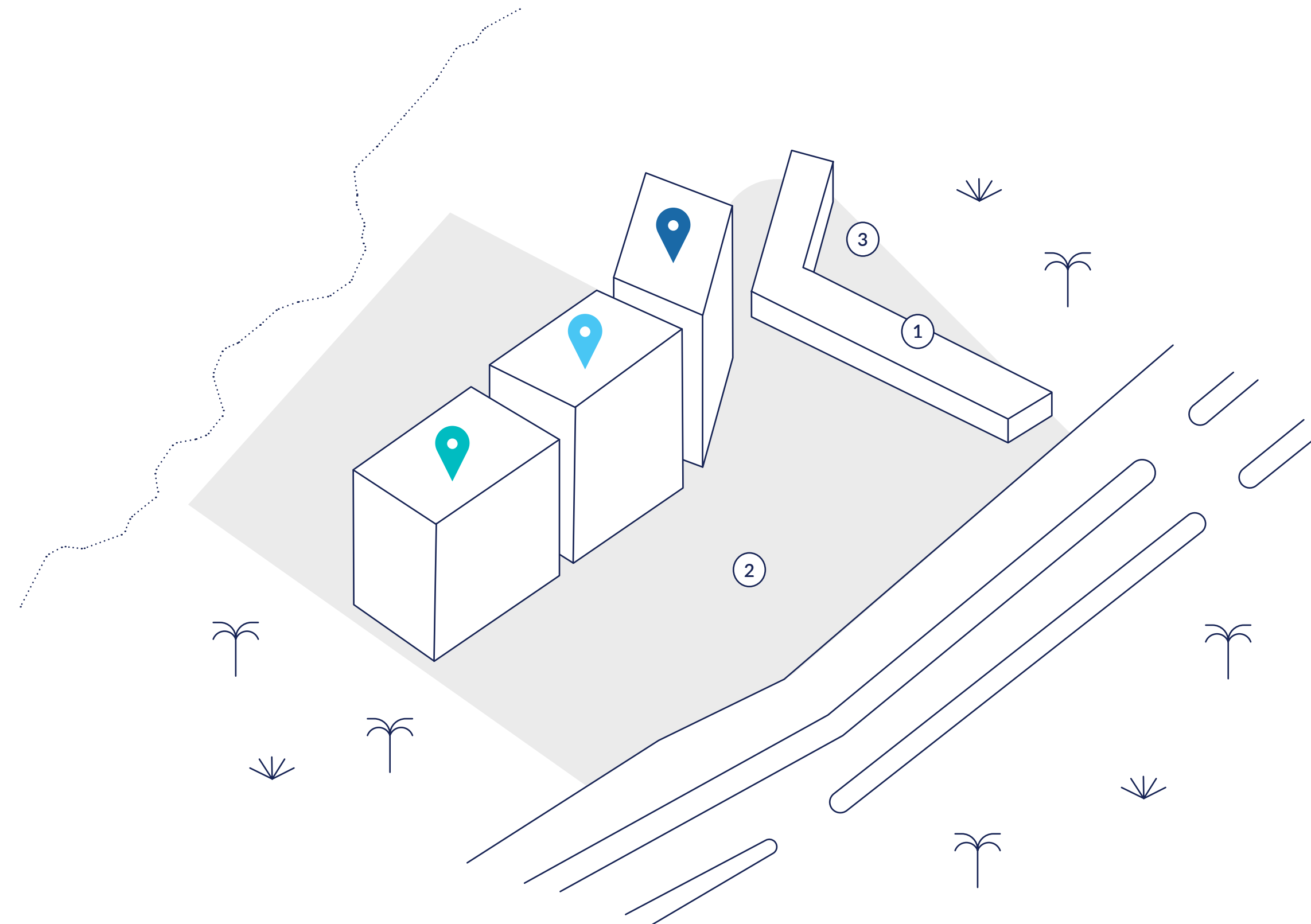
🌡️ Average Annual Temperature 26.4°C

☁️ Rainfall 1,252 mm mm

🌀 East winds

Distribution

- Phase 1
- Phase 2
- Phase 3
- ① Commercial area
- ② Outdoor parking
- ③ Mall gardens
- ... Sea
- Land
- 🌴 Jungle





Amenities



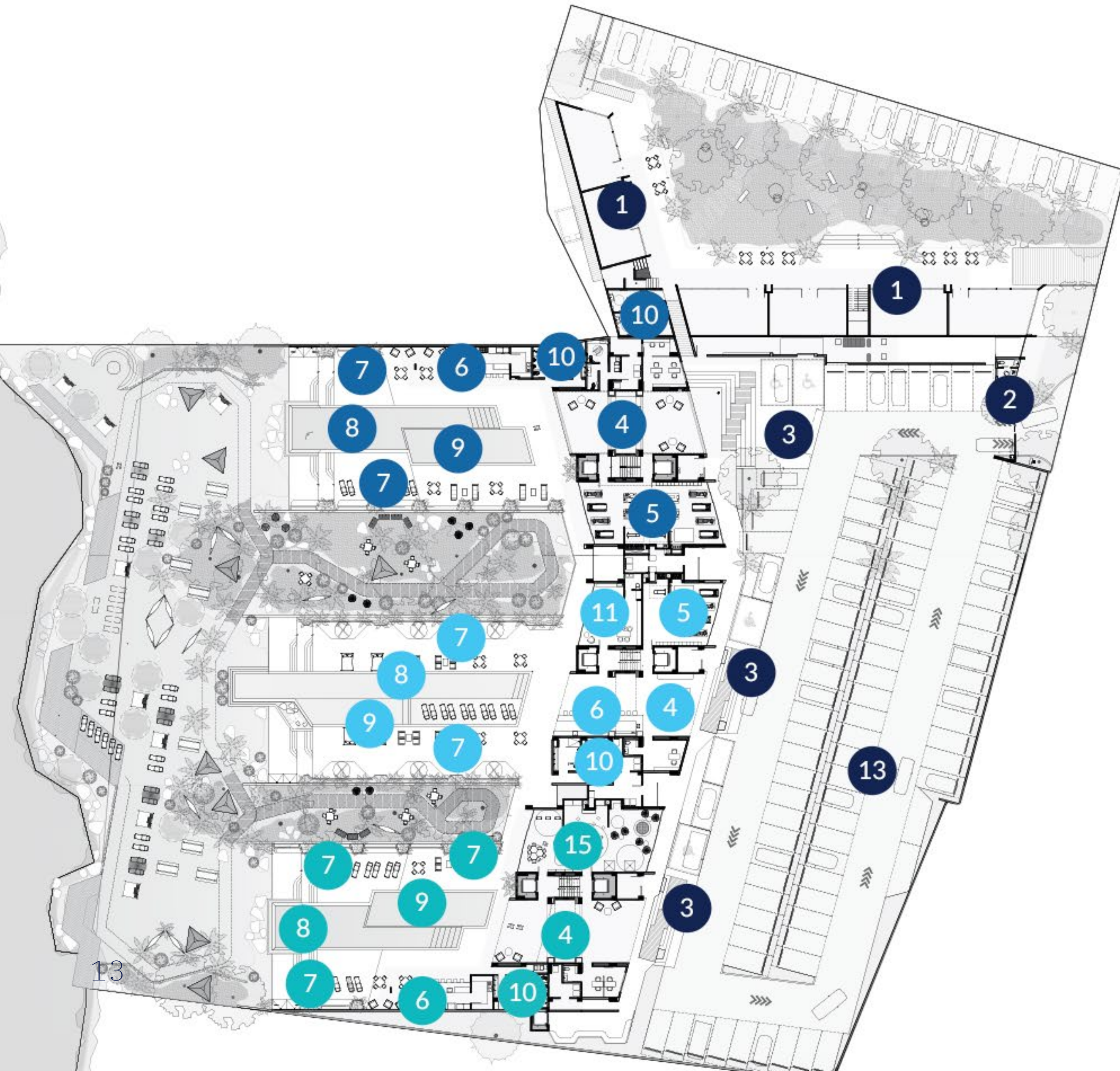
*Main entrance
through a
gated access*

*Motor lobby in
each tower*





Ground Floor



TOWER 1

- ④ Lobby
- ⑤ Fitness center
- ⑥ Snack Bar
- ⑦ Terrace
- ⑧ Adult pool
- ⑨ Kids pool
- ⑩ Showers
- ⑫ Roof top pool deck
- ⑬ Parking

TOWER 2

- ④ Lobby
- ⑤ Fitness center
- ⑥ Bar
- ⑦ Terrace
- ⑧ Swimming Channel
- ⑨ Pool with lounge chairs
- ⑩ Showers
- ⑪ Wine club
- ⑫ Roof top pool deck
- ⑬ Parking

TOWER 3

- ④ Lobby
- ⑥ Snack Bar
- ⑦ Terrace
- ⑧ Adult Pool
- ⑨ Kids Pool
- ⑩ Showers
- ⑬ Parking
- ⑮ Kids Club
- ⑭ Skylounge Restaurant

COMMERCIAL AREA

- ① Mall garden (12 locals)

APARTMENT AREA

- ② Controlled access
- ③ Access square



Fitness center





Pools

*A world full of
new experiences.*



Adult pool and bar



The wine club

*We are the perfect place to
create memories.*



Upper Levels



TOWER 1

- ④ Lobby
- ⑤ Fitness center
- ⑥ Snack Bar
- ⑦ Terrace
- ⑧ Adult pool
- ⑨ Kids pool
- ⑩ Showers
- ⑫ Roof top pool deck
- ⑬ Parking

TOWER 2

- ④ Lobby
- ⑤ Fitness center
- ⑥ Bar
- ⑦ Terrace
- ⑧ Swimming Channel
- ⑨ Pool with lounge chairs
- ⑩ Showers
- ⑪ Wine club
- ⑫ Roof top pool deck
- ⑬ Parking

TOWER 3

- ④ Lobby
- ⑥ Snack Bar
- ⑦ Terrace
- ⑧ Adult Pool
- ⑨ Kids Pool
- ⑩ Showers
- ⑬ Parking
- ⑮ Kids Club
- ⑭ Skylounge Restaurant

COMMERCIAL AREA

- ① Mall garden (12 locals)

APARTMENT AREA

- ② Controlled access
- ③ Access square



Roof Top



A

Tower I

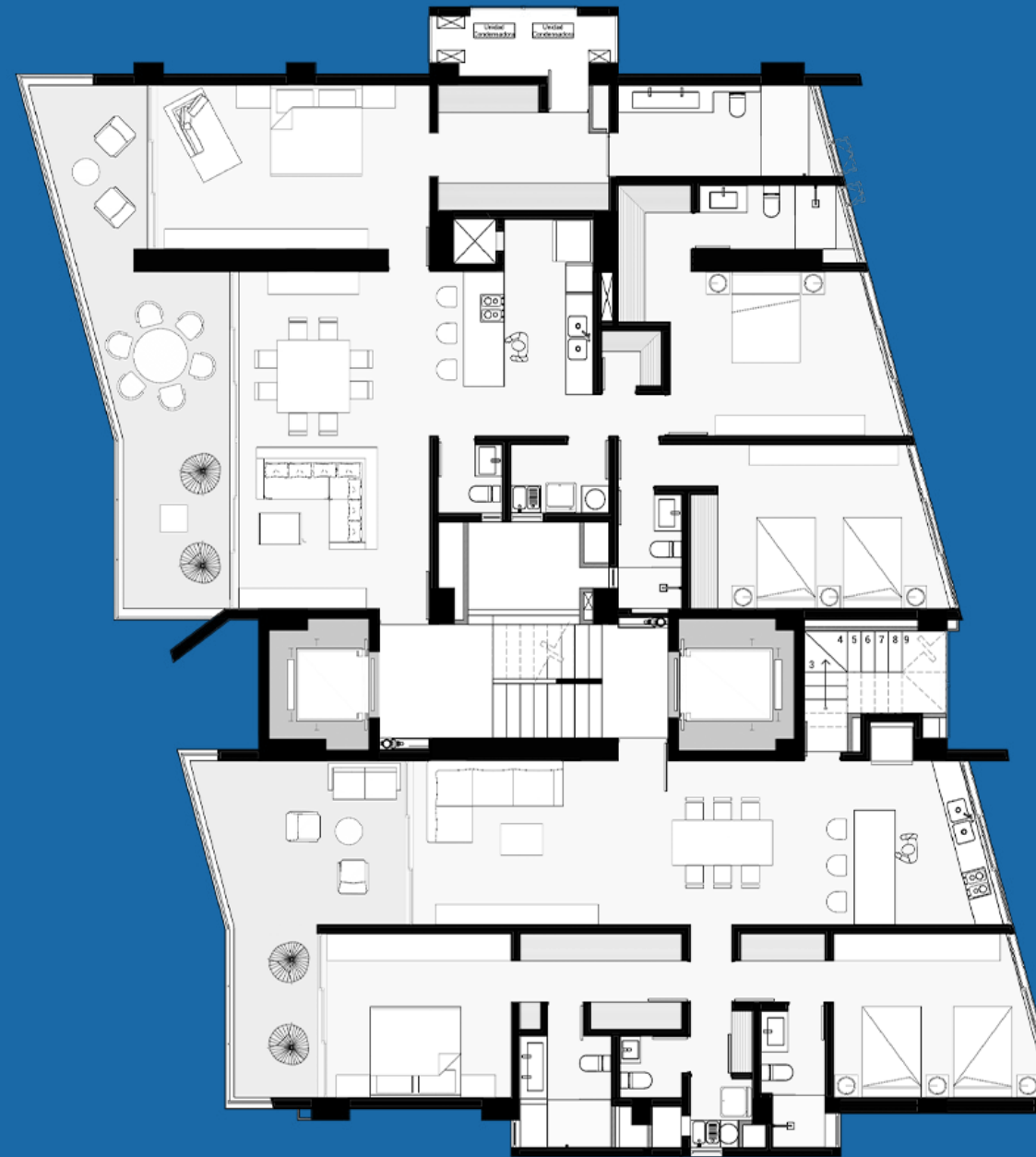
Phase 1



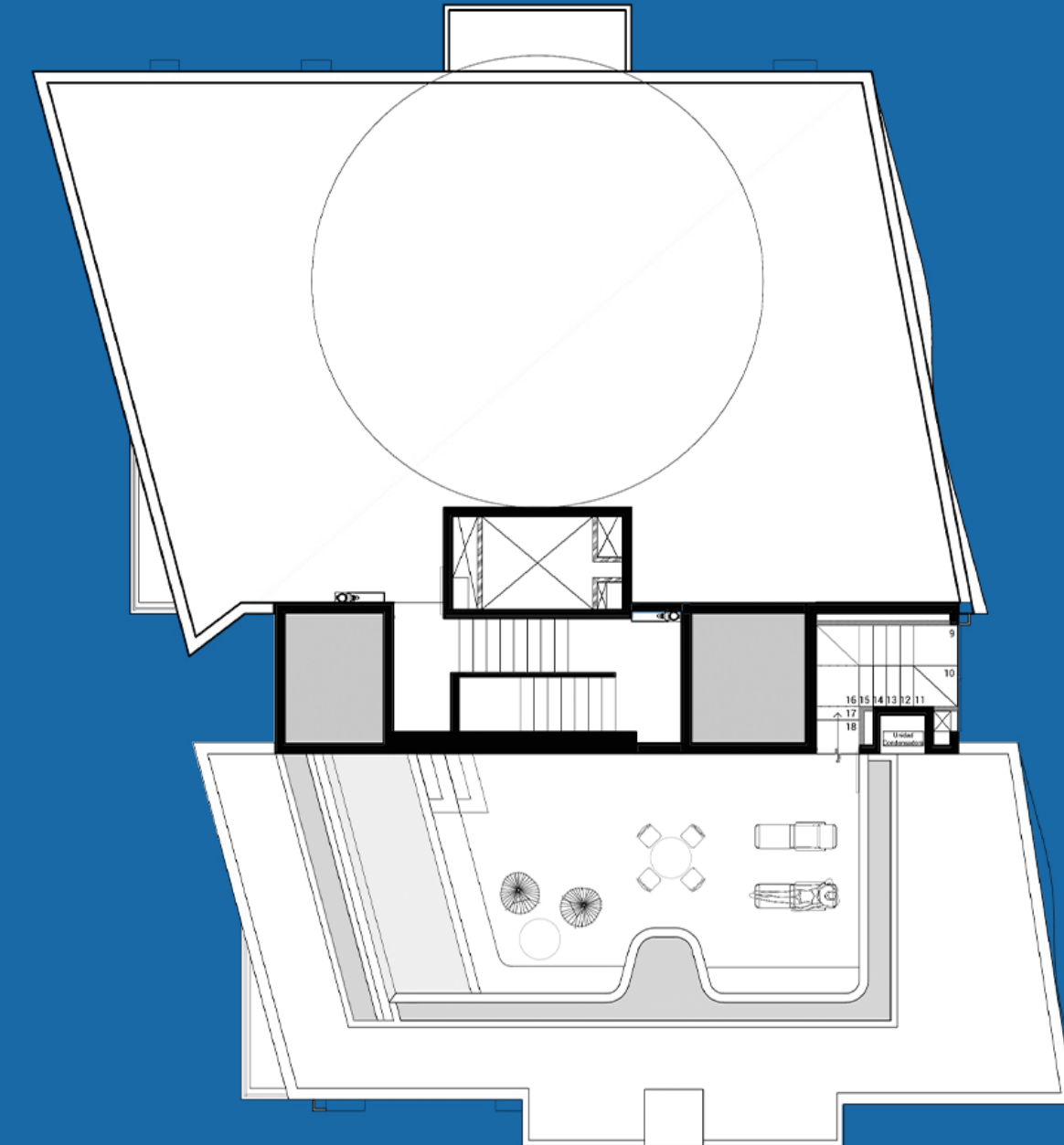
Floor Plans



Condos
Nivel 2-10



PH
Nivel 11-14



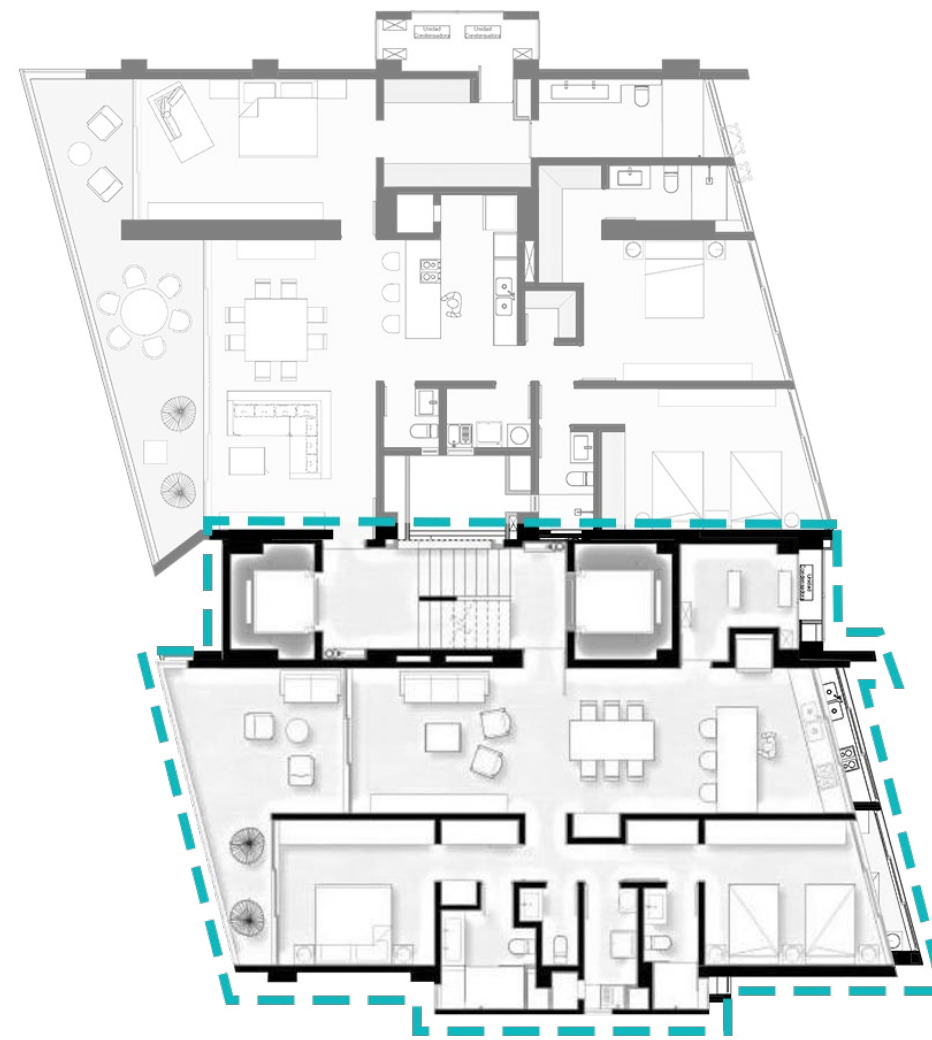
Roof Top



Condo L

Total Area 155 m² Terrace 23.4 m² Interior 122.8 m² Service Area 8 m²

- ① Terrace
- ② Living room
- ③ Dining area
- ④ Kitchen
- ⑤ Storage
- ⑥ Master bedroom
- ⑦ Bathroom and closet
- ⑧ Guest bathroom
- ⑨ Trash shoot
- ⑩ Laundry room
- ⑪ Bathroom
- ⑫ Guest room
- ⑬ Service area



Floor Plan



Living room • Dining area



Master bedroom

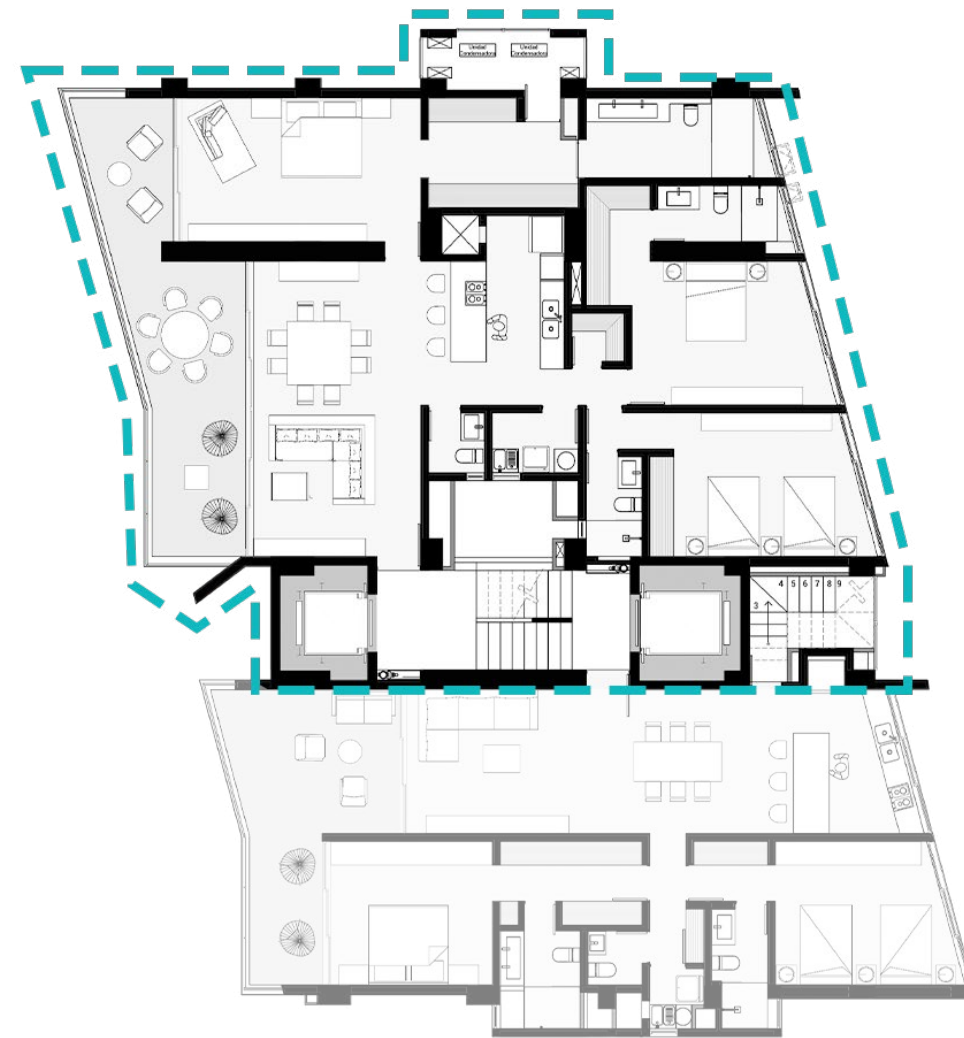




Condo XL

Total Area 210 m² Terrace 29.82 m² Interior 174 m² Service Area 6.12 m²

- ① Terrace
- ② Living room
- ③ Dining area
- ④ Kitchen
- ⑤ Storage
- ⑥ Master bedroom
- ⑦ Bathroom and closet
- ⑧ Guest bathroom
- ⑨ Trash shoot
- ⑩ Laundry room
- ⑪ Bathroom
- ⑫ Guest room
- ⑬ Service area



Floor Plan



Living room





Terrace

*Spaces
designed
for your
comfort.*

Master bedroom







Master bathroom

A modern double vanity with a black countertop, two sinks, and a large mirror. The vanity is supported by a wooden cabinet with open shelving containing wicker baskets. A framed abstract painting is centered on the wall above the vanity.

A wooden floating shelf holding a potted plant and two bottles of toiletries.

A white toilet positioned against a light-colored wall.

A walk-in shower with light-colored stone tiles, a glass door, and a rainfall showerhead. A window with a black frame is visible on the right wall.



BEACHFRONT
RESIDENCES