



## For Sale: Tankah Bay Beachfront Land



### Agent Info

Name: ArKadia  
 Company Name:  
 Country: United Kingdom  
 Phone:  
 Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Listing details

Property for: Sale  
 Price: USD 5,257,545.16

### Location

Country: Mexico  
 State/Region/Province: Quintana Roo  
 Posted: Apr 26, 2025

#### Description:

Price 5 199 000 USD

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Type Resales Land

Location Beachfront Tankah Bay Tulum Real Estate

Size 35 104 ft2

[Contact Us for Info](#)

[Property Description](#)

Tulum Beachfront Lot Tankah A Rare Coastal Opportunity Now Offered at a New Price

This exceptional 3 200 m2 lot with 79 linear meters of coastline in Tankah Bay has just become even more compelling. The sellers have made a decisive move to sell reducing the price by 600 000 positioning this property at least 500 per square meter below current comparable offerings.

Among the very few coastal properties left in Tulum this lot features a pristine sandy beach an increasingly rare attribute. Even more remarkable the site benefits from natural ocean currents that shield the shoreline and keep it largely free of the sargassum seaweed that affects much of the Mexican Caribbean.

#### Highlights

600 000 Price Reduction

500 m2 Below Comparable Properties

One of the Few Remaining Pristine Sandy Beaches in Tulum

Naturally Protected from Sargassum by Ocean Currents

Located in Exclusive Tankah Bay

Prime Sea Turtle Nesting Beach



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## 3 200 m2 Lot with 79 Linear Meters of Coastline

### About Tankah Bay

Tankah Bay just north of Tulum blends rustic charm with exclusivity. Protected by an offshore reef the calm waters are ideal for kayaking snorkeling and paddleboarding. The area is rich in biodiversity with Casa Cenote Cenote Manat nearby connecting underground rivers to the sea. Tankah is also one of the Riviera Maya s most important sea turtle nesting beaches where from March to November visitors can witness the extraordinary natural spectacle of turtles laying eggs and hatchlings making their way to the ocean.

In a market where prime beachfront land is becoming scarce this price adjustment creates extraordinary value for investors ready to act. Few opportunities combine such size exclusivity natural protection and beauty with a price advantage of this scale.

Whether envisioned as a boutique hotel luxury villas or a private estate this property offers not only unmatched location and development potential but also a clear path to strong returns in Tulum s luxury coastal market.

The sellers are ready. The timing is right. Don t miss the opportunity schedule a private tour today.

### FAQ

#### What makes Tankah Bay a desirable location for investment

Tankah Bay is known for its exclusivity tranquility and breathtaking natural beauty. With direct access to the Caribbean Sea and close proximity to Tulum s world class attractions it offers an exceptional balance of privacy and convenience making it a prime location for luxury real estate investments.

#### Is the lot suitable for residential or commercial development

Yes this beachfront lot is perfect for both residential and commercial projects. Whether you want to build a luxurious private villa or a boutique eco resort the expansive size and prime location offer endless possibilities.

#### What are the key advantages of owning beachfront property in Tulum

Beachfront properties in Tulum are highly sought after due to the region s growing popularity as a luxury travel destination. High demand limited supply and increasing property values make beachfront real estate a lucrative long term investment.

#### Are there any environmental regulations to consider when developing the property

Yes as with any coastal development in the Riviera Maya environmental guidelines and permits may be required. Working with experienced local architects and developers can help ensure compliance while preserving the natural beauty of the area.

#### How far is this property from Tulum s town center and major attractions

The lot is just a short drive from Tulum s bustling downtown renowned archaeological ruins cenotes and famous white sand beaches. It also offers convenient access to major highways allowing easy travel to Playa del Carmen Cancun and other key destinations.

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### Common

Finished sq. ft.: 35.104 sq m



**Lease terms**

Date Available:

**Additional information**

Website URL: [http://www.arkadia.com/GSAZ-T70384/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/GSAZ-T70384/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

**Contact information**

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