

Illustrative image (render). Final design may vary.

VILLAS ACUARELA · SAN MIGUEL DE ALLENDE

Villa Matisse

A signature home with the Parroquia at its feet.

PRICE

$1,695,000 USD

3 + Casita	525	307
BEDROOMS	M² BUILT	M² LOT

VILLA MATISSE

Some houses are lived in. Others are passed down.

Villa Matisse is the work of architect Juan Carlos Valdés Adalid, whose signature appears on more than 400 projects across Mexico: residences in San Miguel de Allende and Querétaro, boutique hotels and landmark spaces. It is a piece conceived for those who value authenticity.

Cantera stone, clay and wood come together beneath vaulted ceilings and exposed beams. Cantera fireplaces bring warmth to San Miguel evenings and, from the terrace, a 360° view opens toward the Parroquia and the rooftops of the historic center.

An independent "Casita" welcomes your guests in complete privacy and comfort. And, as a pre-sale, you may choose some of the finishes so every detail reflects your style.

Specifications

BEDROOMS	3 + Casita
BATHROOMS	5 full + 2 half
PARKING	2 covered spaces
BUILT AREA	525 m²
LOT	307 m²
FRONTAGE × DEPTH	10.90 × 30.23 m
FLOORS	2
HOA FEE	$2,000 MXN per month
STATUS	Pre-sale · choice of finishes
LOCATION	Prolongación Aldama 91, Centro, San Miguel de Allende, Gto.

FIVE REASONS TO CHOOSE VILLA MATISSE

01
360° Parroquia views
San Miguel's icon, part of every day from your terrace.

02
Signature architecture
Designed by architect Juan Carlos Valdés Adalid.

03
Guest Casita
An independent space to host in privacy.

04
Made to measure
Choose your finishes during pre-sale.

05
Private community
Villas Acuarela: 44 residences and 24-hour security.

AMENITIES & FEATURES

Interior: equipped kitchen, appliances, washer and dryer, cantera fireplaces, study. **Exterior:** roof garden, balcony, garden and patio, covered parking, water cistern and pressure system. **Community:** private gated development, 24-hour security, pet friendly, close to shopping, mountain views.



Courtyard with fountain · illustrative render



Facade · illustrative render



The Parroquia de San Miguel Arcángel

THE SETTING

Living in the world's most admired city

San Miguel de Allende, a UNESCO World Heritage Site, has been named the Best City in the World by Travel + Leisure readers on several occasions. Art galleries, chef-driven dining, festivals and cobblestone streets made for walking: a way of life few cities can offer.

Schedule your private viewing

We will show you Villa Matisse in person and walk you through the pre-sale terms.

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SCAN FOR WHATSAPP

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