



JASHITA

T U L U M

WHERE LUXURY MEETS THE JUNGLE

ALDEA ZAMA, TULUM
MEXICO



WELCOME HOME

Nestled inside La Privada - Aldea Zamá, in between Tulum's iconic white beach and its eclectic downtown.

Our new twin luxury villas - Villa Virginia and Villa Fosca - offer a private and luxurious experience tucked away in the Riviera Maya's divine jungle.

Representing the ultimate experience in tropical living, Jashita Luxury Villas merge contemporary urban design with Mexico's uniquely rustic style.

The presence of neutral earth tones further enlivens the surrounding lush jungle, inviting guests to feel one with nature.

The ultimate sense of comfort peace and tranquility.

VILLA VIRGINIA

Built-in 650 sqm, featuring a double-height ceiling, 4 bedrooms, 6 bathrooms, and spacious areas.

A stunning rooftop with a 10-meter pool and grill bar perfectly placed to enjoy a relaxing and peaceful vacation with your family or group of friends. Prepare dinner in our fully equipped chef-style kitchen, or sip on a glass of wine in the glamorous and picturesque rooftop area.



VILLA VIRGINIA

GENERAL FEATURES

VILLA'S SUITES

Master Rooms 1 & 3

Two master suites with signature Jashita's king-size bed, ensuite two-person bathroom, shower, private pathway with outside tub, closet, lounge chair, TV-enabled Netflix, A/C, and fan.

Suites 2 & 4

King signature Jashita's bed, double glass doors to a private terrace, spacious bathroom, closet, A/C, and fan.



INDOOR FEATURES

100 Mb fiber-optic wifi, A/C, two kitchens, outside patio, 3 dining areas, rooftop grill, swimming pool and bar, washing machine, and dryer.

Fully Equipped Chef-Style Kitchen: Gourmet kitchen with top-quality stainless-steel appliances including one dishwasher, wolf oven, coffee maker, and granite countertops. The large island dining area offers plenty of space to cook and entertain 8 to 10 guests.

Living Room Area: 85" smart TV stocked with apps and programming, surround sound, ceiling fan/light, AC, and a sitting area connected to the central patio.

Other things to note: Brand New Villa with 24hrs Security, private gated community, security QR code for entrance, daily housekeeping service.



VILLA VIRGINIA

FIRST FLOOR | FAMILY ROOM



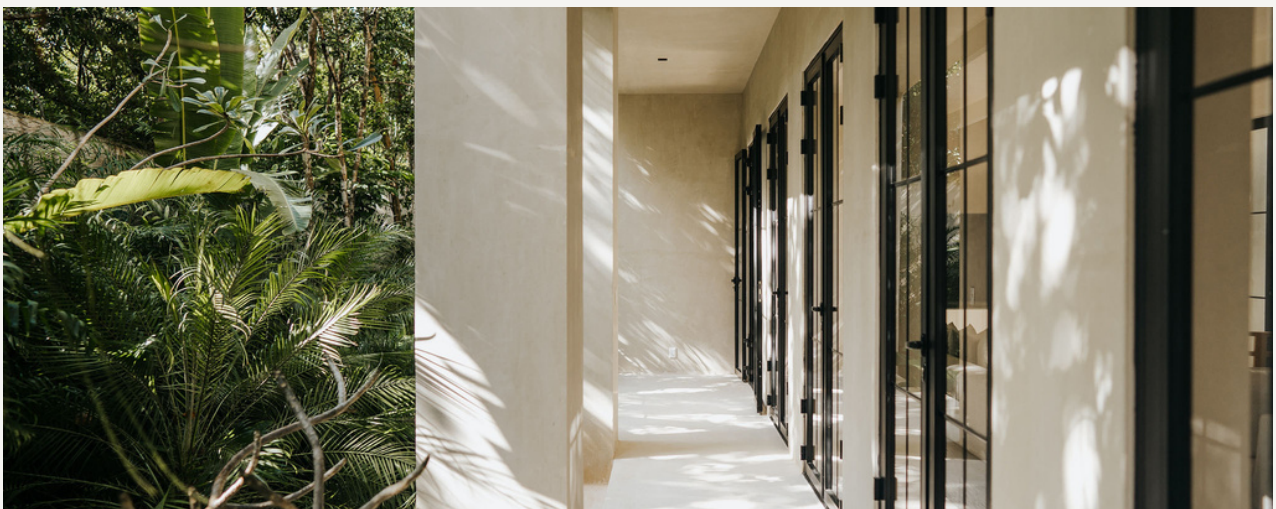
VILLA VIRGINIA

FIRST FLOOR | KITCHEN & DINNING AREA 1



VILLA VIRGINIA

FIRST FLOOR | PRIVATE PATIO & DINNING AREA 2



VILLA VIRGINIA

SECOND FLOOR | MASTER ROOMS 1 & 3



VILLA VIRGINIA

SECOND FLOOR | MASTER SUITES 2 & 4



VILLA VIRGINIA

THIRD FLOOR | PRIVATE ROOFTOP BAR & SWIMMING POOL



VILLA FOSCA

Twin sister of Villa Virginia. Built-in 500 sqm, with double-height ceilings, four bedrooms, and 6 bathrooms.

The three-story home –designed for lovers of a clean and stylish aesthetic– first welcomes you into an open space, where the kitchen, dining room, and living room connect to a central patio through floor-to-ceiling glass doors. Feel welcome in the dreamy private rooftop swimming pool garden and grill, with spectacular views overlooking the magnificent Riviera Maya's divine jungle.



VILLA FOSCA

GENERAL FEATURES

VILLA'S SUITES

Master Rooms 1 & 3

Two master suites with signature Jashita's king-size bed, ensuite two-person bathroom with an outdoor glass-enclosed shower, closet, lounge chair, TV-enable Netflix, A/C, and fan.

Suites 2 & 4

King signature Jashita's bed, double glass doors to a private terrace, spacious bathroom, closet, A/C, and fan.



INDOOR FEATURES

100 Mb fiber-optic wifi, A/C, two kitchens, outside patio, 3 dining areas, rooftop grill, swimming pool and bar, washing machine, and dryer.

Fully Equipped Chef-Style Kitchen: Gourmet kitchen with top-quality stainless-steel appliances, wolf oven, coffee maker, and granite countertops. The large island dining area offers plenty of space to cook and entertain 8 to 10 guests.

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VILLA FOSCA

FIRST FLOOR | FAMILY ROOM



VILLA FOSCA

FIRST FLOOR | KITCHEN & DINNING AREA 1



VILLA FOSCA

FIRST FLOOR | PRIVATE PATIO & DINNING AREA 2



VILLA FOSCA

SECOND FLOOR | MASTER ROOMS 1 & 3



VILLA FOSCA

SECOND FLOOR | MASTER SUITES 2 & 4



VILLA FOSCA

THIRD FLOOR | PRIVATE ROOFTOP BAR & SWIMMING POOL



VILLA IMPERIA

Emerging from the powerful union of Villa Fosca and Villa Virginia.

Villa Imperia is Jashita's ultimate solution for your group's luxury retreat. This time, we pushed all the boundaries and created a home that can accommodate up to 20 people.

Twice The Space, Twice The Luxury.



VILLA IMPERIA

GENERAL FEATURES

PRIVATE CHEF SERVICE

Enjoy Private Chef Service (upon request) for unforgettable breakfasts and dinners, every day of your stay.

Our Chef Pedro will personally design each meal to meet your taste and desires, leaving only the cost of the fresh ingredients to you.



CONNECTED ROOFTOPS

Through the installation of a hanging bridge, both rooftops are now connected, transforming the space into an absolute non-stop outdoor entertaining area where you can enjoy Double the Space, Double the Luxury: Rooms, Kitchens, Sitting areas, Chef's Style Grill, Swimming pools, and everything both Villa Virginia and Villa Fosca has to offer.



CONNECTED FIRST FLOORS.

With the intention of eliminating barriers and amplifying the living space of our luxury homes, we created a third entrance door on the ground floor. A threshold that gives you access to both villas; connecting Villa Virginia's entrance hall, directly with Villa Fosca's inner patio.



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IN-VILLA SERVICES

1

24/7 HRS SECURITY

La Privada, is a private gated community, therefore, all our guests will be provided with a QR code to pass the security checkpoint at the main entrance of the complex.

2

PERSONAL CONCIERGE

Our guests can be provided with a personal concierge that will assist and coordinate services at the villa and around beautiful Tulum. You can think of your concierge as a personal assistant during your stay.

3

DAILY HOUSEKEEPING

Our team will be scheduled to clean and refresh the villa every day at 10:00 AM. If this schedule is not in your preference, please let your personal concierge know so she can arrange the best time that best suits your plans.

4

CHEF SERVICE

Enjoy our Private Chef Service upon request for unforgettable breakfasts and dinners, each and every day of your stay.

Our Chef Pedro will personally design each meal to meet your individual taste and desires, leaving only the cost of the fresh ingredients to you.

5

EXTRA SERVICES

Masseuse, Yoga, Fitness Classes, Airport Pick up, Rental Car, Private Driver, Tours, and Baby Sitter.

Please note, we do not bill for housekeeping services but rather recommend you provide a gratuity of your liking considered upon the total of services rendered during your stay.



EXCLUSIVE ACCESS

All Jashita Villas guests are welcome to visit our secluded, luxurious hotel located 15km north of Tulum in Soliman Bay. A shuttle once a day to go from the villas to the hotel is included in the rate. Enjoy Exclusive Access (no day-pass fees) and Special Discounts:

Pandano Restaurant — 10% off
Swing-seated Beach Bar — 10% off
Adventure Shack | Water Activities — 10% off



Q1. Where are the villas located?

Our new Tulum Jungle Luxury Villas are located inside La Privada, a gated luxury residential community with exclusive single-family homes within Aldea Zama, Tulum's developing first luxury neighborhood. It is a lush enclave hidden from the rest of the world, more than two hectares are reserved for open spaces of green areas, and narrow roads are planned with sustainability: A fundamental part of Tulum's environment.

La Privada is only a five minutes drive away from Tulum's Downtown and from Tulum's vast and sandy beach, where most restaurants and hotels are. Many restaurants and shops can be found in the neighborhood as well.

Q2. Distances of interest

Cancun International Airport is 90 minutes drive.
Jashita Tulum Hotel is 15 minutes drive.
Grocery Store 5 min drive.
Tulum Beach Zone is 5 minutes drive or 15 minutes by bike.

Q3. Are the villas beach-front?

Our Luxury Villas are not beach-front but only a few minutes away from Tulum's iconic sandy beach. From La Privada, Guests can easily bike or drive to the beach (5 to 20 minutes), where they can choose between many beach clubs and hotels where to spend the day.

TERMS AND CONTACTS



TERMS AND CONDITIONS

- All rates are in USD per night and subject to 19% Tax.
- Maximum occupancy is 10 people in Villa Virginia and 10 people in Villa Fosca, children included.
- Maximum occupancy is 20 people in Villa Imperia.
- The minimum stay is 3 nights in Low Season and High Season.
- The minimum stay is 7 nights during Christmas, New Year's, and Easter.
- Check-in time is 3:00 pm, and check-out time is 11:00 am.
- Early check-in and late check-out are subject to availability, and an extra fee may apply.

CONTACTS

Reservation Department

For any reservation inquiry, please get in touch with us through reservation@jashitatulumluxuryvillas.com

Sales Representation

To find out more about how we cooperate with Travel Agency and Concierge Companies, and to start a collaboration with us, feel free to contact our Sales Representative Marta De Zambiasi at marta@jashitahotel.com





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