



COFFEE CLUB & FAMILY ESTATES

• *The Estates Quimiapan* •

SINCE 1939



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Quimiapan

COFFEE CLUB FAMILY ESTATES

Located in the heart of Veracruz, this master planned community provides residents with a rare opportunity to own their own coffee farm and experience the true essence of coffee-making. Each 2-acre lot is carefully designed to maximize the natural beauty of the area and the coffee farm is an integral part of the community. Residents will have the opportunity to learn about the art of coffee-making, from growing and harvesting the coffee cherries to processing and roasting their very own beans.

The 5000 sq ft homes are designed to provide a luxurious and comfortable living experience, with every detail carefully thought out to ensure that residents can enjoy the very best of indoor and outdoor living. Our in-house architect, Luis Ugalde, has created a range of beautiful homes that reflect the unique style and character of the Veracruz region.

In addition to the coffee farm and luxury homes, the community also offers a range of amenities and services, including a clubhouse, swimming pool, tennis courts, and a concierge service. Residents can also enjoy personalized tours of the surrounding area, including the city of Xalapa and the region's many natural attractions.

This master planned community is designed for those who appreciate the finer things in life and seek a truly unique living experience. It's a place where families can create memories that will last for generations to come, and where the beauty of nature and the art of coffee-making come together to create a truly special place.



Location



Quimiapan, Veracruz



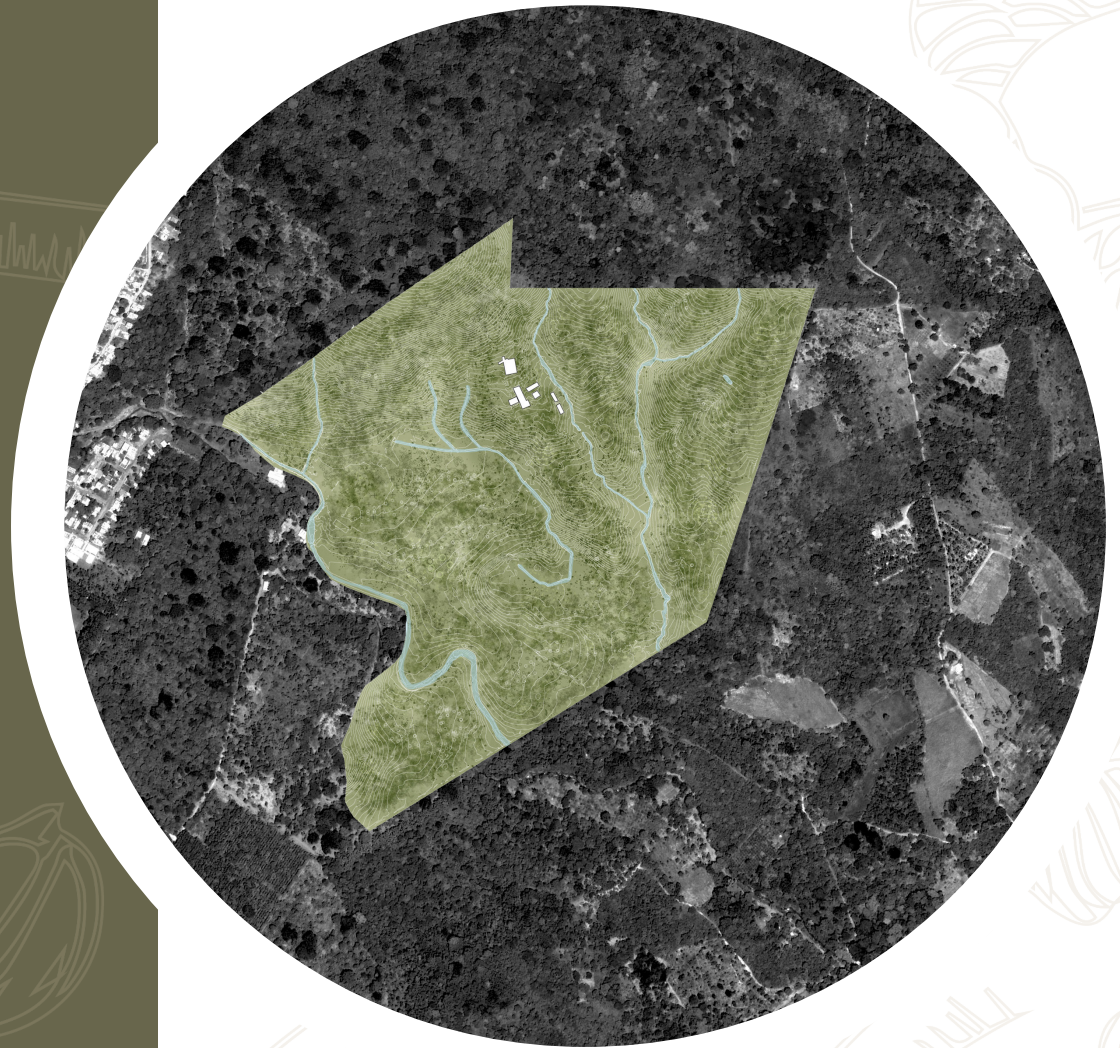
DISTANCES

Puerto de Veracruz	71.45 miles
Ciudad de México	192.62 miles
Puebla	116.81 miles
Xalapa	9.94 miles
Coatepec	4.34 miles

Welcome

Nestled in the beautiful region of Coatepec, Veracruz lies a sprawling 140-acre coffee farm. With an altitude of over 1200 meters above sea level, the farm benefits from the perfect micro-climate for producing some of the finest coffee beans in the world. The altitude allows for a slow maturation process resulting in rich, complex flavor profiles in each cup.

Apart from the exceptional coffee produced, living in the Coatepec region offers many local benefits. The year-round temperate climate, with mild temperatures and plenty of rainfall, provides an ideal environment for outdoor activities and enjoying the stunning natural scenery. The region is also known for its rich cultural history and vibrant traditions, making it a wonderful place to immerse oneself in the local culture.





Weather

Warm, tropical climate with an average temperature of 24°C (75°F) and high levels of humidity due to its location in the region of Coatepec, Veracruz.



Vegetación

Lush vegetation, with a variety of trees, plants, and flowers, including coffee plants, providing shade for the coffee crops and creating a beautiful landscape.



Views

Quimiapan offers stunning views of the surrounding mountains, lush vegetation, and coffee plantations, making it a breathtaking natural paradise for nature lovers and coffee enthusiasts alike.



History

A rich history dating back to pre-Hispanic times, with evidence of indigenous settlements and the presence of Spanish colonial architecture, making it a culturally significant region.



Coffee

Quimiapan coffee: rich, full-bodied coffee grown in the region of Coatepec, Veracruz, known for its notes of chocolate and cinnamon with a touch of dried berries.



Sustainability

Quimiapan coffee is sustainably grown and harvested, using organic and environmentally friendly methods that protect the biodiversity of the region and ensure the long-term viability of the coffee plantation

Masterplan



- Lotes privados con cafetal
 - Etapa 01
 - Etapa 02
 - Etapa 03
- Área social y recreativa
- Área de donación
Servicios urbanos
- (A) Centro de bienvenida y alojamiento
- (B) Club del café
- (C) Plazas y jardines públicos
- (D) Siembra de macadamia
- (E) Siembra de café
- (F) Servicios administrativos y de seguridad
- (G) Área comercial
- (H) Almacenamiento de agua
- Cinturones verdes
- Vialidades
- Accesos
- Secciones



Access



Safety



Coffee Club



Macadamia Plantation



Coffee Plantation



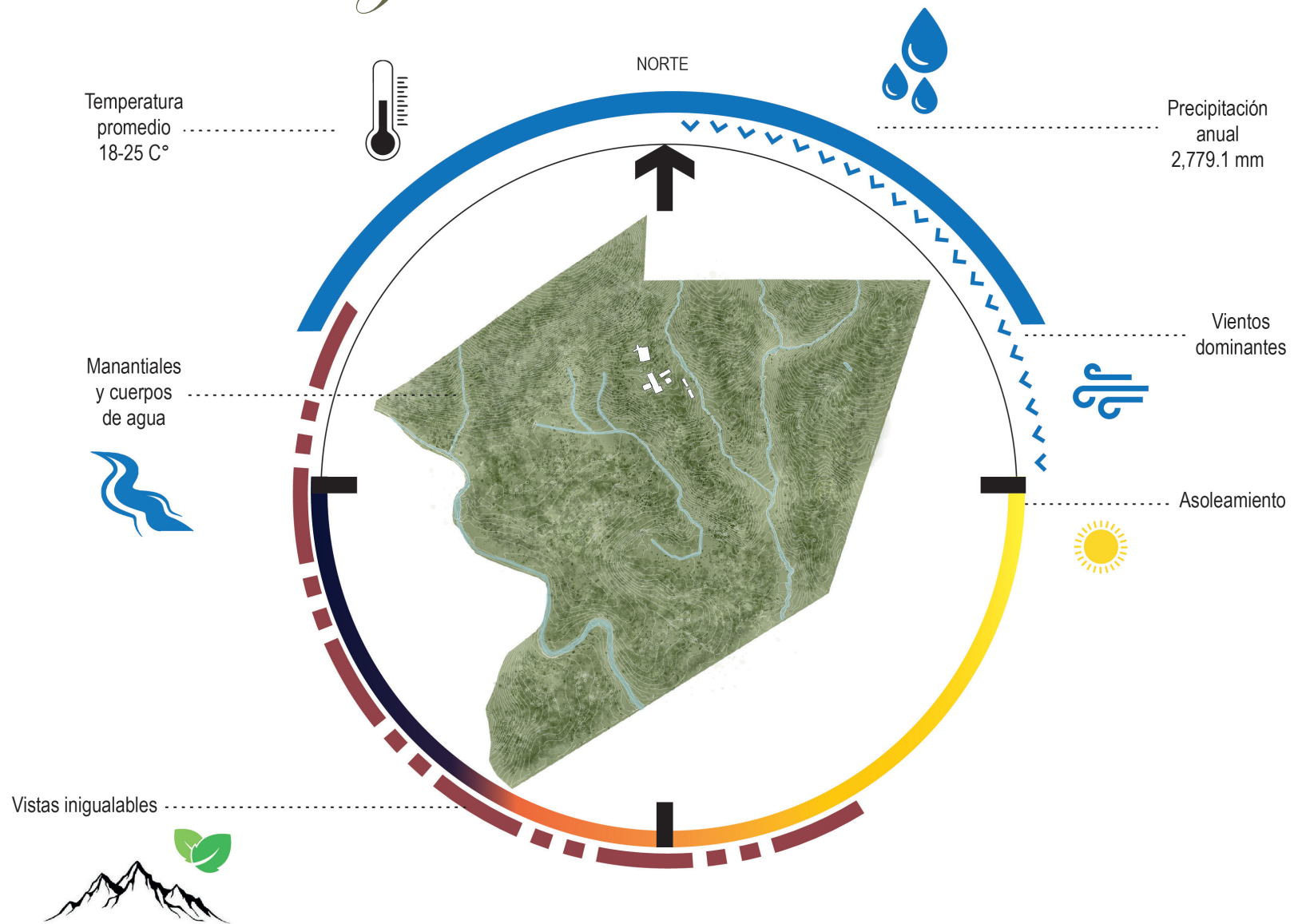
Views



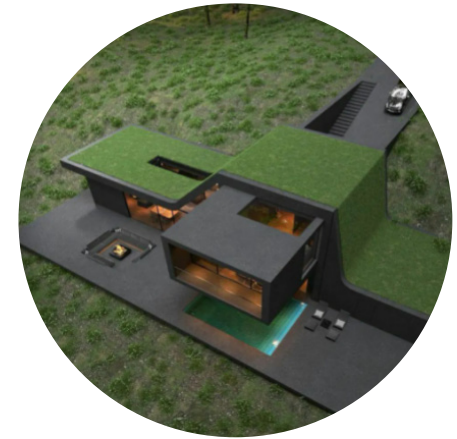
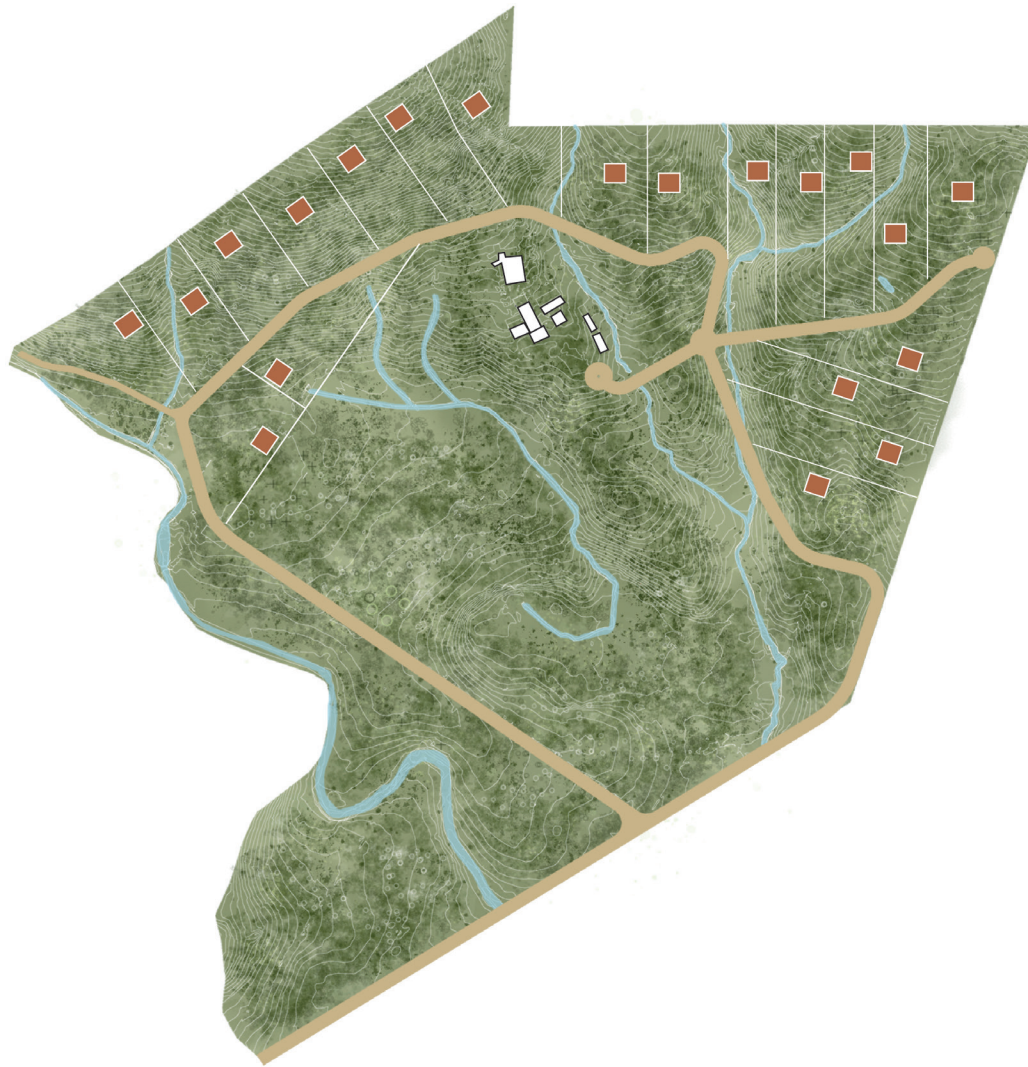
Private coffee farms



Site analysis

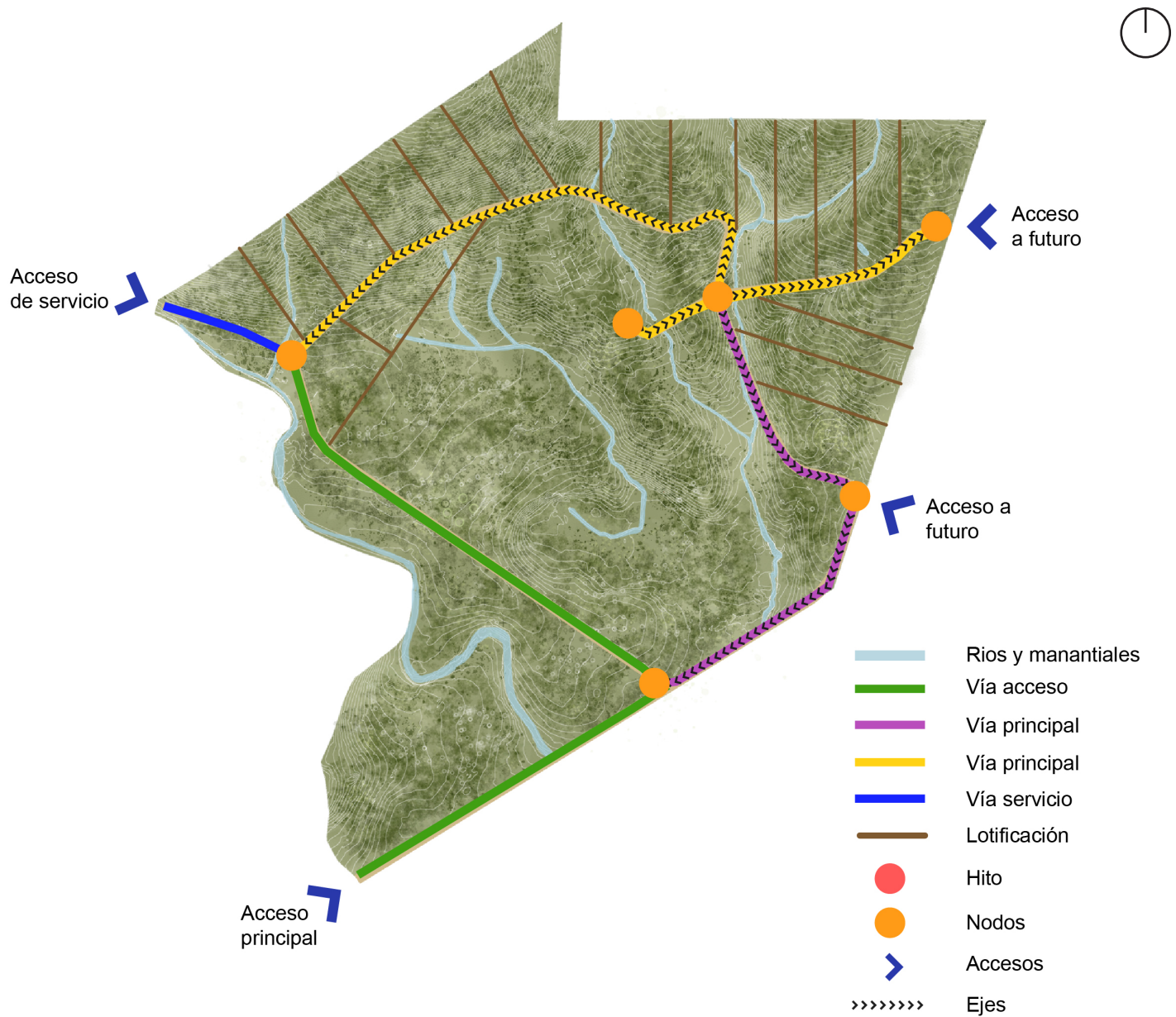


Country living

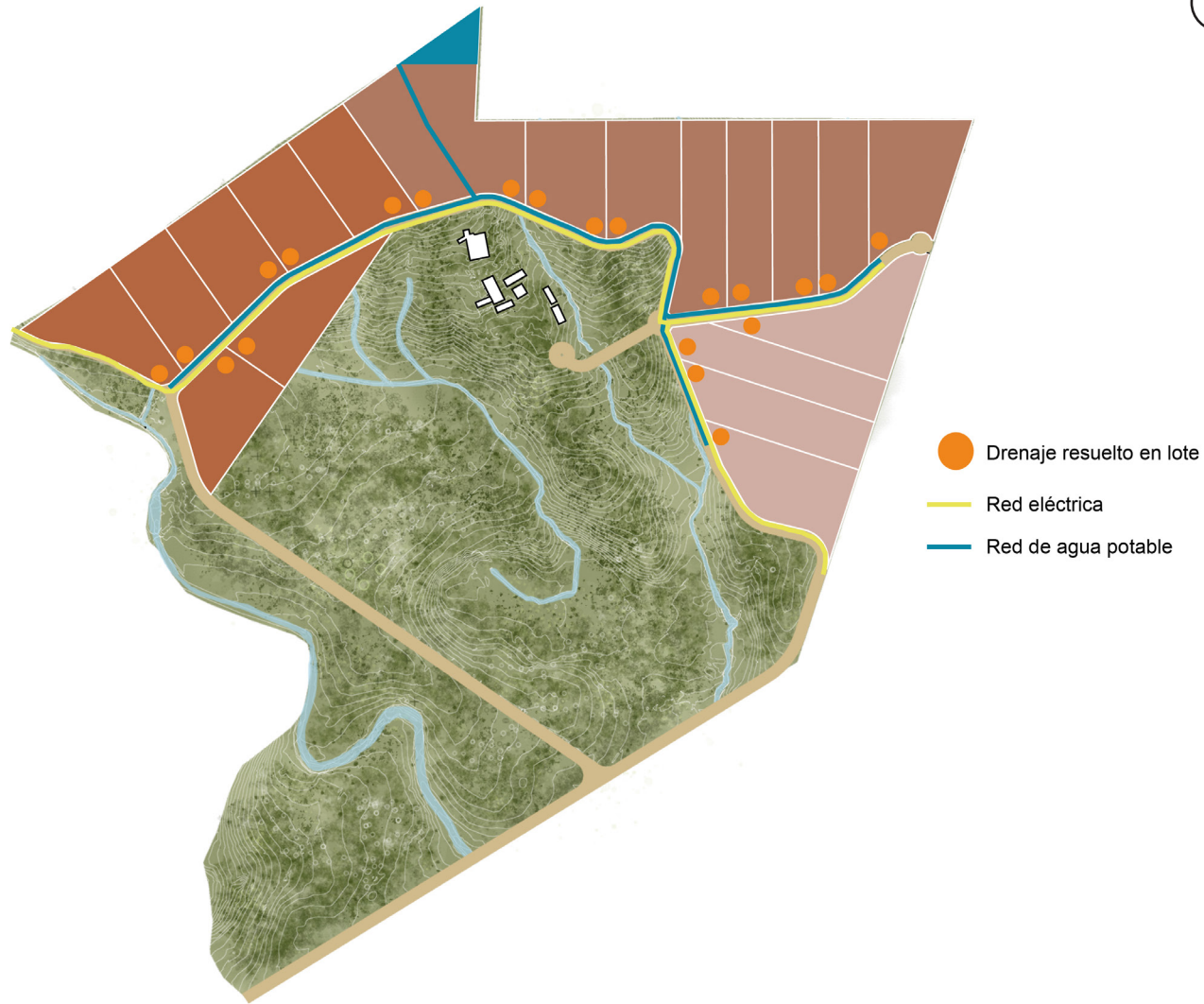


20 private luxury estates with surrounded by your own coffee plantation

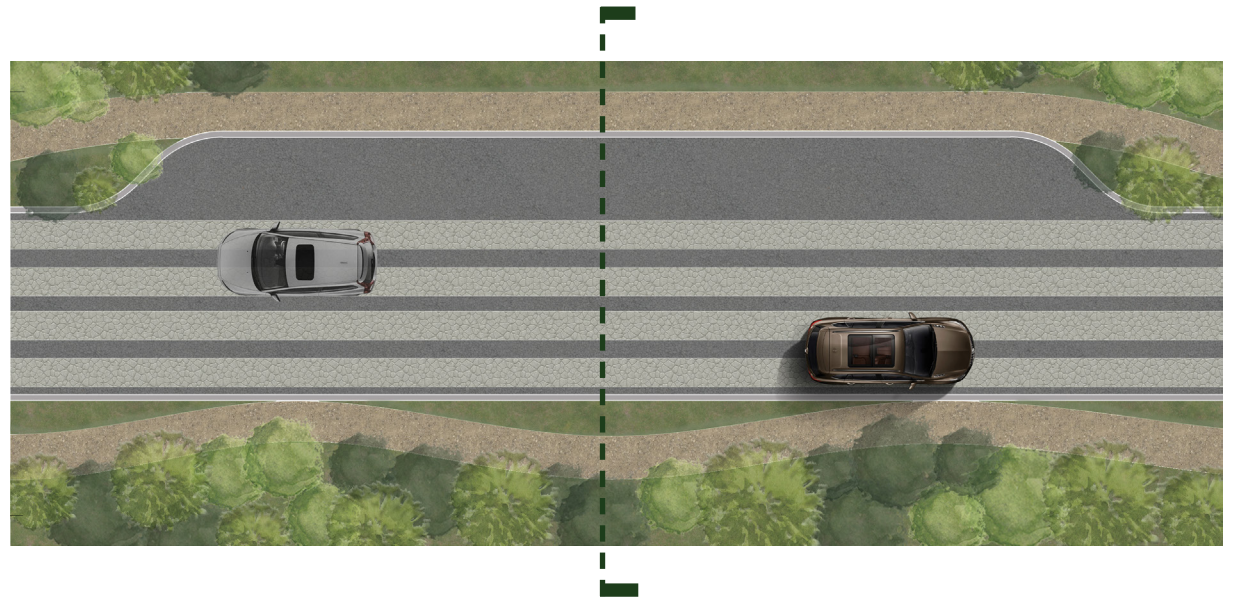
Roads



Service network



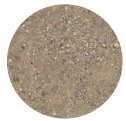
Seccion A



Materials:



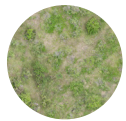
Stamped concrete



Compacted sand



Gravel

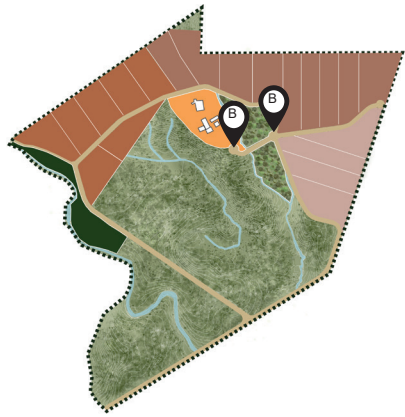


Existing vegetation



BANQUETA	BAHÍA ESTACIONAMIENTO	CARRIL VEHICULAR	CARRIL VEHICULAR	BANQUETA	ÁREA VERDE
1.50	2.50	3.00	3.00	1.50	2.50
14.00					

Seccion B



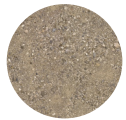
Materials:



Dirt road



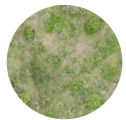
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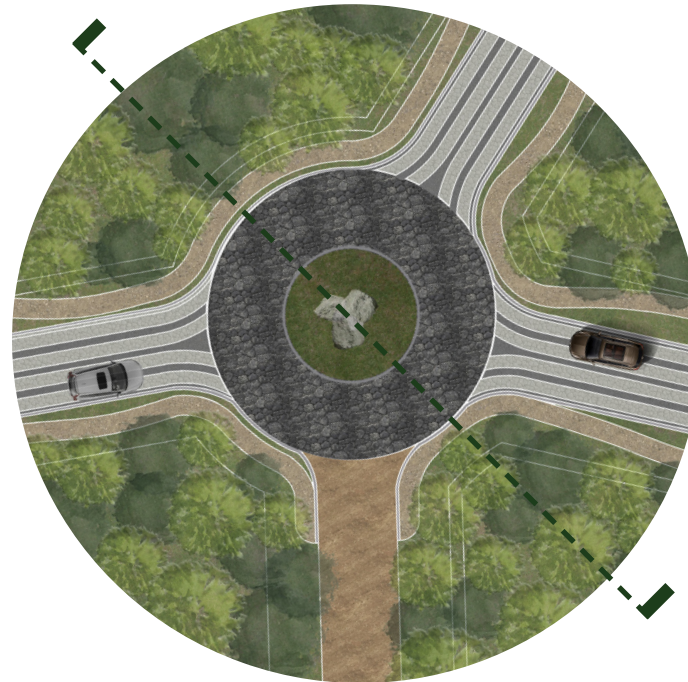
Compcted sand



Volcanic rock



Existing vegetation



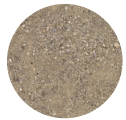
Seccion C



Materials:



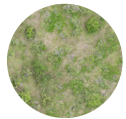
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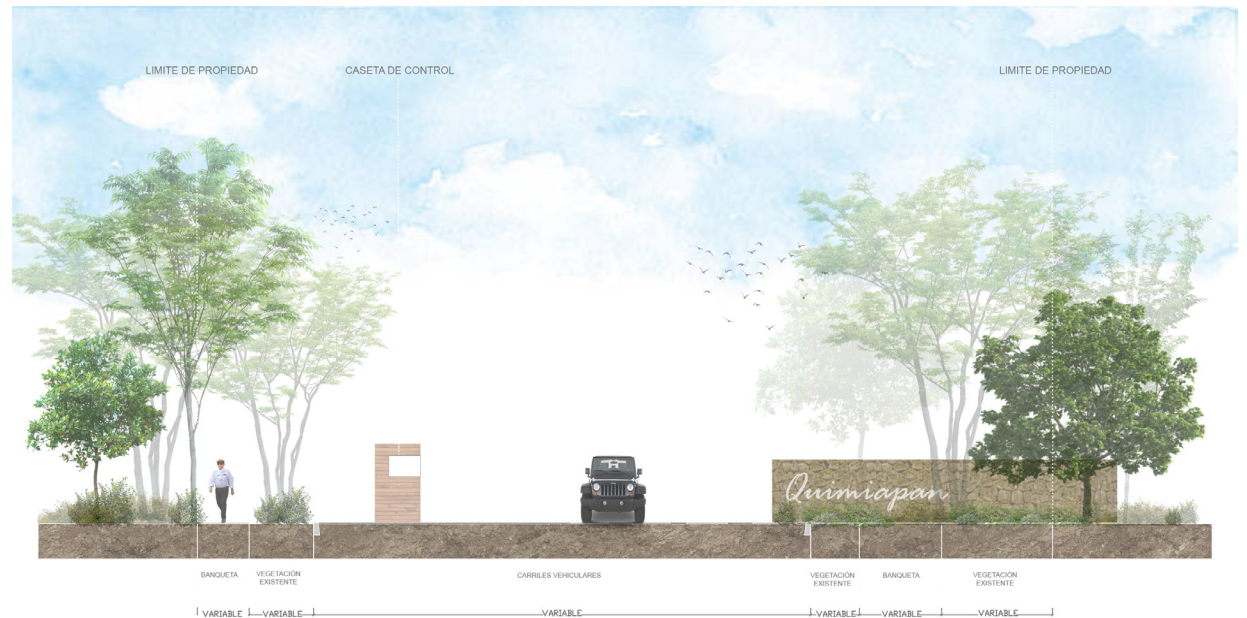
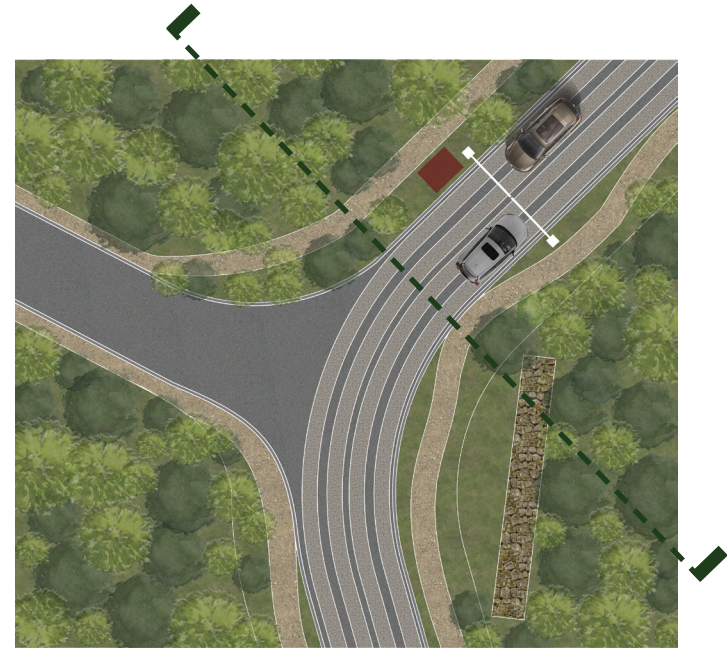
Compacted sand



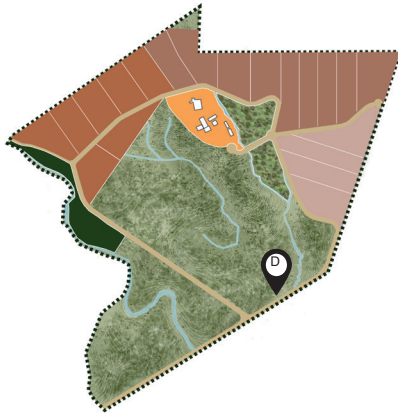
Gravel



Existing vegetation



Seccion D



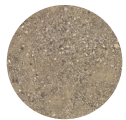
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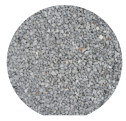
Dirt road



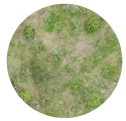
Stamped concrete



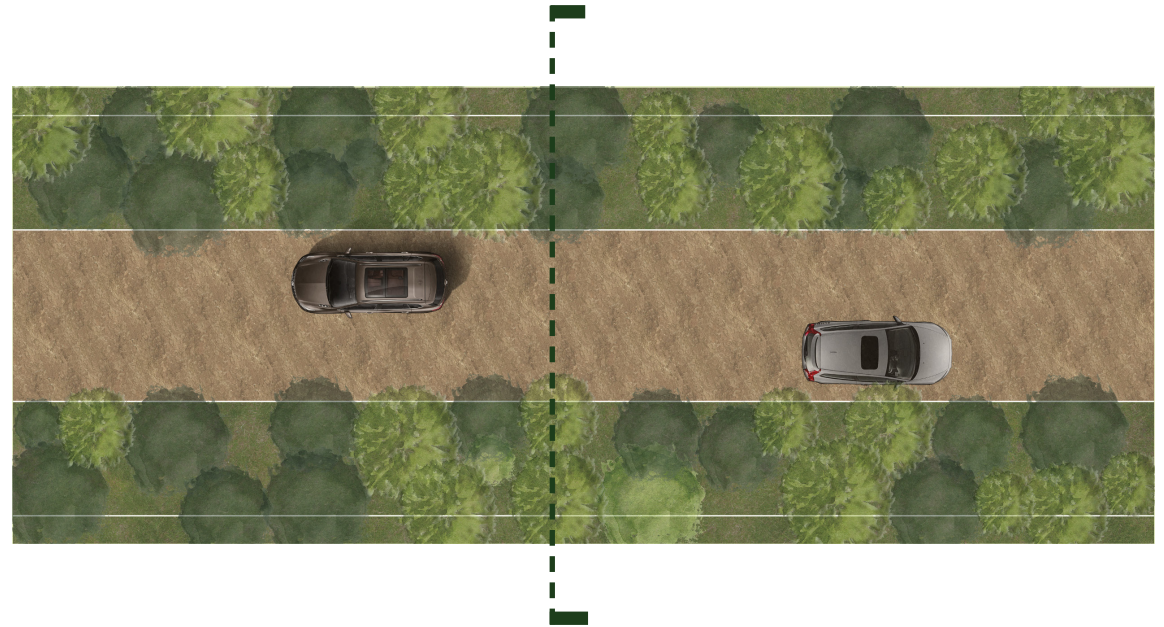
Compcted sand



Volcanic rock



Existing vegetation



Thank you



We want to thank you for taking the time to learn about our project. We are excited to share our passion for coffee and real estate with you. If you have any questions or want to learn more about our project, please don't hesitate to reach out to us. We would be more than happy to discuss any details or concerns you may have.

Thank you again for your interest and we look forward to hearing from you soon.

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SOTENIBILIDAD

Clima

NATURALEZA

Vegetación

