

Punta Cana

1st Phase starting from
Since January 2029



ALL BUILDINGS WITH ELEVATORS



PROJECT CHARACTERISTICS

1, 2, and 3-bedroom apartments with social areas for the whole family. 4-story buildings **WITH ELEVATORS.**



PRADERA ALTA COMMON AREA

- Adult and children's pools
- Sports bar and BBQ area
- Children's playgrounds
- Outdoor exercise equipment
- Multipurpose room
- Co-working area
- Access control



HIGH MEADOW ENVIRONMENT



It is situated in the dynamic area of Verón-Punta Cana, one of Punta Cana's busiest commercial hubs. Its prime location combines the tranquility of a residential setting surrounded by nature with proximity to major access roads, Punta Cana International Airport, and a wide range of services, making it a unique investment opportunity at the best prices.



ENDINGS

Kitchen with moisture-resistant melamine cabinetry and white granite or similar countertops, imported ceramic flooring, MDF doors and closets, centralized gas supply, bathroom shower enclosures, and bathroom vanity units.

Punta Cana

1, 2, and 3-bedroom units with trust structure and housing subsidy; ideal for living or investment.

1 BEDROOM

Starting at 43 m² of construction

From ~~US\$70,950~~
US\$66,950

2 BEDROOMS

Starting at 65 m² of construction

From ~~US\$93,950~~
US\$89,950

3 BEDROOMS

Starting at 75 m² of construction

From ~~US\$107,950~~
US\$103,950

Discount on the first 10 units



*Maintenance fee of approximately US\$1.50 per square meter. Includes cleaning and maintenance of common areas, trash collection, and security.

25 MINUTES FROM THE BEACH



NEARBY PLACES



**AEROPUERTO INTERNACIONAL
DE PUNTA CANA**

**25
MIN**



**DOWNTOWN
PUNTA CANA**

**30
MIN**



PLAYA BIBIJAGUA

**35
MIN**



PLAYA BLANCA

**25
MIN**



**PLAYA CABEZA DE TORO
PEARL BEACH CLUB**

**30
MIN**



View location on **Google Maps** >

BENEFITS OF PURCHASING YOUR UNIT WITH A TRUST AND HOUSING BOND



- Residential project under the Fiduciary Law and housing bond with **AN AVERAGE DISCOUNT OF 6%** off the list price when purchasing your first home (applied to the mortgage loan). To qualify for this bond, the client must not have any property registered in their name and must be the first homebuyer and Dominican citizen.



- Transfer tax exemption **(3%)** when applying the Bond.



- Project backed by **Banco Popular's** fiduciary services, guaranteeing your investment.



- Construction company with extensive experience and solid track record.

FIDUCIARY BACKING



Fiduciaria Popular

Project developed under trust administration, **Fiduciaria Popular**, a subsidiary of Grupo Popular in the Dominican Republic, is a leader in trust services, offering real estate, public offering, administration, and guarantee trusts.



It stands out for its high risk rating (AAsf), institutional backing, and legal certainty under Law 189-11.



It facilitates the construction of affordable housing and commercial projects, providing security to both developers and buyers.



Fiduciaria Popular is one of the most trusted options in the Dominican Republic for structuring businesses and managing assets, guaranteeing transparency and financial backing.



Leader in trust services



Subsidiary of Grupo Popular



Risk Rating
AAsf



Compliant Under
Law 189-11

DEVELOPER EXPERIENCE



Prodesa is a construction company with more than **35 years of experience** and more than **60,000** homes delivered in Colombia.

Since 1991, it has developed high-quality real estate projects in the main regions of Colombia, standing out for its innovation, sustainability, and commitment to families. Today, it continues its international expansion, bringing its experience to new markets such as the **Dominican Republic**, under the name PRDSA. To guarantee security and transparency in every development, we work together with Fideicomiso Pradera Alta, managed by Fiduciaria Popular.



What makes PRDSA and Prodesa meet the highest standards of quality, innovation and efficiency, ensuring professional and reliable management of resources for the benefit of our customers.

DELIVERED PROJECTS



Proyecto de vivienda Andarrios, Tocancipá



Proyecto de vivienda Jilguero, Tocancipá



Proyecto de vivienda Serranía del Vínculo, Soacha



Proyecto de vivienda Cerezo, Mosquera



Proyecto de vivienda Castelo, Cartagena



Proyecto de vivienda Balcones del Sol, Soacha



Proyecto de vivienda Ciprés de la Florida, Bogotá



Proyecto de vivienda Trevi, Cartagena

SPACIOUS SWIMMING POOL



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CHILDREN'S POOL

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SPORT BAR



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BBQ AREA



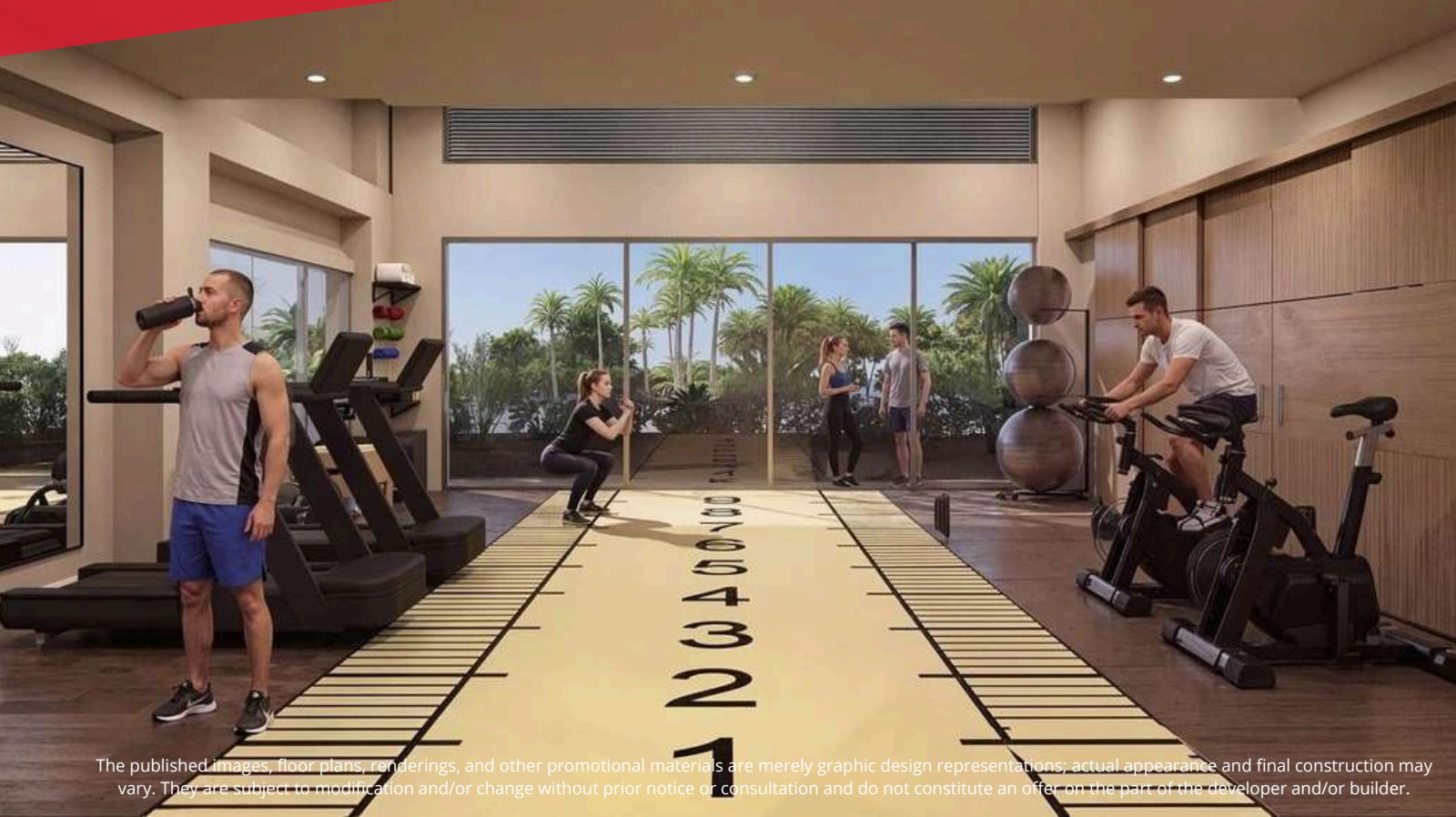
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MULTIPURPOSE ROOM



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GYM



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CO-WORKING AREA



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CHILDREN'S GAMES

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Lobby



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ENTRANCE PORTICO



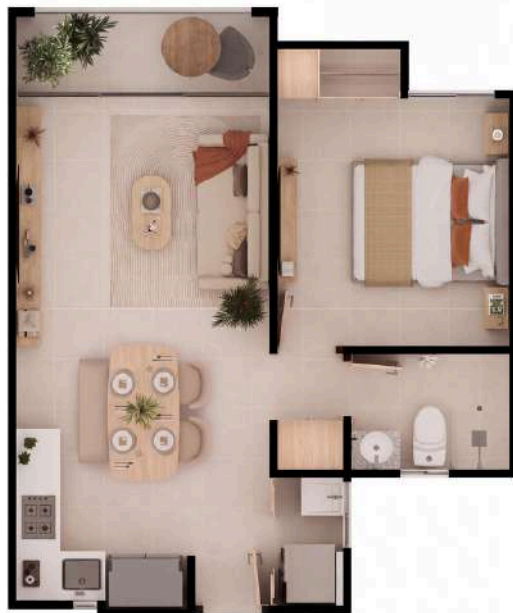
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1 BEDROOM



462.82 sq ft

43 MT2
CONSTRUCTION



1 bedroom with a closet



Bathroom



Kitchen with stove and extractor fan included



Living and dining room



Linen closet



Balcony



Wash area



1 Parking space

[CLICK HERE TO VIEW THE VIRTUAL TOUR](#)

Options available: a 1-bedroom unit (53.54 m²) for US\$77,950, and a 1-bedroom unit with an open study (63.82 m²) for US\$83,950. Please inquire about availability and pricing.

~~US\$70,950~~

From **US\$66,950**

APARTMENT INTERIORS



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2 BEDROOMS



669.65 sq ft

65 MT2
CONSTRUCTION



-  2 bedrooms with closets
-  2 full bathrooms
-  Kitchen with stove and extractor fan included
-  Living and dining room
-  Linen closet
-  Balcony
-  Wash area
-  1 Parking space

[CLICK HERE TO VIEW THE VIRTUAL TOUR](#)

~~US\$93,950~~

Desde **US\$89,950**

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3 HABITACIONES



807.23 sq ft

75 MT2
CONSTRUCTION

The client can choose between three bedrooms or two bedrooms plus a study, leaving the third space open and integrated into the living room.



3 Bedrooms (Master bedroom with two closets and bathroom)



1 Bathroom for secondary bedrooms



Kitchen with stove and extractor fan included



Living and dining room



Linen closet



Balcony



Wash area



1 Parking space

[CLICK HERE TO VIEW THE VIRTUAL TOUR](#)

DISCOUNT ON
FIRST 10 UNITS

~~US\$107,950~~

From **US\$103,950**

APARTMENT INTERIORS



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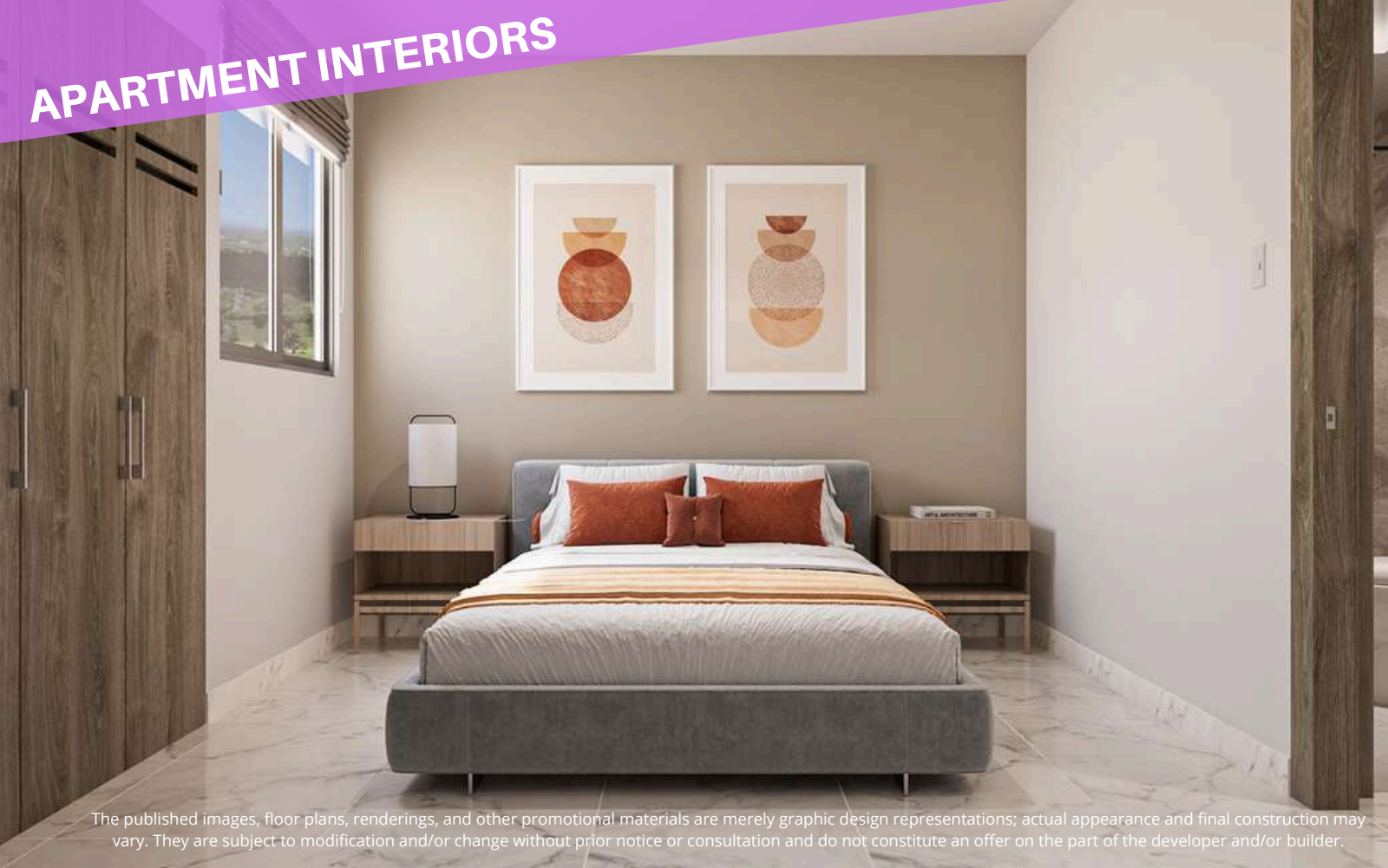
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APARTMENT INTERIORS

El cliente puede elegir entre 3 habitaciones o 2 habitaciones + estudio, dejando el tercer espacio abierto e integrado a la sala.

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Master Plan



METHOD OF PAYMENT

Delivery Date
STAGE 1 - Since January 2029

RESERVE
your unit with
US\$500

COMPLETE THE 10%
upon contract signing
UP TO 90
Estimated Days
to complete the initial*

PAY A 15% DEPOSIT
during construction
in monthly installments**

YOU PAY THE
REMAINING 75%
upon handover of your
property

UNIT	PRICE (USD)	RESERVATION	10% INITIAL PAYMENT	15% DURING CONSTRUCTION	INSTALLMENTS	INSTALLMENT AMOUNT	75% UPON DELIVERY
1 BEDROOM 43 M2	\$ 66,950	\$ 500	\$ 6,195	\$ 10,043	\$ 24	\$ 418	\$ 50,213
2 BEDROOMS 65M2	\$ 89,950	\$ 500	\$ 8,495	\$ 13,493	\$ 24	\$ 562	\$ 67,463

*10% PAYMENT: UP TO AN ESTIMATED 90 DAYS TO COMPLETE THE DOWN PAYMENT, SUBJECT TO THE TRUST ENROLLMENT PROCESS. SIGNING AND PAYMENT MAY TAKE PLACE EARLIER.

**INDICATIVE INSTALLMENTS: THE INSTALLMENT AMOUNT AND NUMBER OF PAYMENTS WILL BE ADJUSTED BASED ON THE PURCHASE DATE AND THE TIME REMAINING UNTIL DELIVERY.

- NON-REFUNDABLE DEPOSIT.
- Transfer costs are the client's responsibility.
- The receipt will be issued for the amount reflected in the construction company's account.
- REMAX ACTS SOLELY AS A COMMERCIAL INTERMEDIARY. RESPONSIBILITY FOR THE PROJECT RESTS EXCLUSIVELY WITH THE DEVELOPER.

METHOD OF PAYMENT

Delivery Date
STAGE 1 - Since January 2029

3-BEDROOM UNITS

RESERVE
your unit with
US\$500

COMPLETE THE 10%
upon contract signing
UP TO 90
Estimated Days
to complete the initial*

PAY A 10% DEPOSIT
during construction
in monthly installments**

YOU PAY THE
REMAINING 80%
upon handover of your
property

UNIT	PRICE (USD)	RESERVATION	10% INITIAL PAYMENT	10% DURING CONSTRUCTION	INSTALLMENTS	INSTALLMENT AMOUNT	80% UPON DELIVERY
3 BEDROOMS (75M2) o 2 BEDROOMS + ESTUDIO	\$ 103,950	\$ 500	\$ 9,895	\$ 10,395	24	\$ 433	\$ 83,160

*10% PAYMENT: UP TO AN ESTIMATED 90 DAYS TO COMPLETE THE DOWN PAYMENT, SUBJECT TO THE TRUST ENROLLMENT PROCESS. SIGNING AND PAYMENT MAY TAKE PLACE EARLIER.

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