



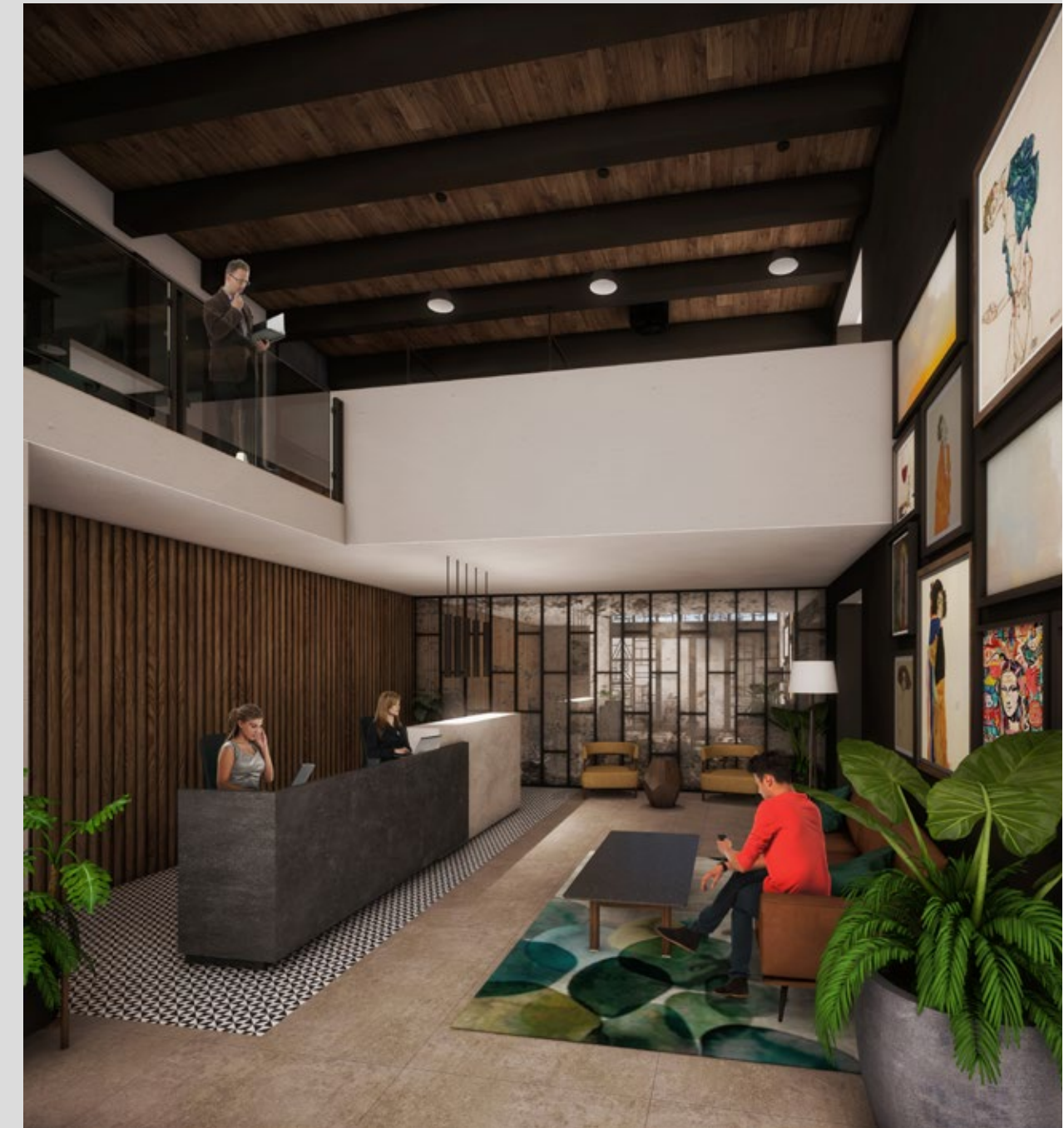
Comfort, convenience,  
innovative design  
and cutting-edge  
technology for those  
with an appreciation for  
the finer things in life.



Front entrance

Experience the latest ascension in architecture excellence and contemporary design at Valarte - renowned developer GRUPO GOVA's newest class of luxury residential development for viable urban living. The groundbreaking tower with its verdant surroundings is a purposeful balance of function and elegance within the vibrant, up-and-coming community of Versailles and Fluvial, in the heart of Puerto Vallarta.

This exciting *new 95-unit residential development* boasts a variety of contemporary home plans ranging from loft-style, studio, and one-to-three-bedroom units, with varying garden, mountain, city, or ocean views. The numerous communal amenities are seamlessly integrated into the building's multiple tiers, focusing on social spaces for families and individuals alike.



Lobby

The developer reserves the right to modify colors, materials, services, floor plans, prices, and terms without prior notice. The furniture and landscaping are decorative suggestions only.



Valarte Front



Valarte Back

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## Summary of features:

Valarte's modern design provides an utterly unique investment opportunity in one of Puerto Vallarta's fastest-growing neighborhoods.

### Valarte's Unique Lifestyle Amenities include:

- Oversized Infinity-Edge Pool & Lounge Area
- Fitness Center
- Co-working and conference Facilities
- 16-Seat Movie Theater
- Outdoor Recreation Area
- Art Gallery and Commercial Spaces
- Rooftop Multi-Purpose Center
- Exhibition Area

Valarte's iconic design, abundant, outdoor green spaces, and generous amenities have generated an incredible response from buyers and investors alike and will ensure units sell quickly. Select your new home today to be part of this exciting new community.

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Bar



Gym

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## Amenities

Valarte's unique design is a refreshing response to today's urban living, combining cutting-edge aesthetic, innovative technology, and tiered construction to deliver an integrated living experience.



Co-Working Space

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Cinema



Multi-Purpose Air Conditioned Room

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Family Game Room & Lounge



Family Game Room & Lounge

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Pet Park

## General Building Features

- Family game room and lounge
- Two family park areas
- Pet Area
- Exhibition area
- Co-Working Center with conference rooms
- 16-seating Cinema Room
- Large infinity edge lap pool
- Open air & covered lounge areas
- Multiple sunning areas
- Fitness Center
- Rooftop multi-purpose center
- Outdoor rooftop terrace with 360° views
- Ocean, City and Mountain views – according to unit
- Two Elevators
- Storage lockers (limited availability)

## Additional Details & Finishes

- Controlled access reception
- Double-height lobby
- CCTV in common areas
- Natural stone accents throughout
- Extensive landscaping and green spaces throughout
- Water features
- Snack area
- Air-Conditioned bar and lounge
- Common restrooms
- Covered & uncovered parking
- Porcelain/Ceramic tiles throughout
- Cabinets (according to the design)
- Mini-split air conditioning unit(s)
- Direct telephone line outlets
- Generous build outs
- Easy movement PVC or high quality aluminum window frame with 6mm glass
- Pre-wired for television
- Direct and Indirect lighting according to design

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Resting Areas



Playground

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- Gardens
- Walking Areas
- Children's Play Area
- Water Fountains
- Commercial Area with 6 or up to 8 Stores
- Communal Bathrooms
- Front View of Fluvial Vallarta Avenue

## Inspired by Art

Valarte's spectacular and lush gardens have been inspired by and designed in harmony with nature.

Conceived for everyday living, the landscaped communal areas within our intimate and meticulously designed gastronomic corridor are ideal for hosting art exhibitions and other cultural events.

Due to its location in desirable Fluvial Vallarta, Valarte offers a unique investment opportunity. Additionally, Valarte is strategically located, offering easy access to the historical center, the hotel zone, the marina, and the international airport to the north.



At the Front – Open to the public

## Unit Details

### Kitchen

- Gas grill, classic style, TEKA brand, or similar
- Gas oven, classic style, stainless steel, TEKA brand, or similar
- Built-in hood, TEKA brand, or similar
- Microwave oven, classic style, TEKA brand, or similar
- Panel dishwasher, TEKA brand, or similar (except for units from 209 to 220)
- Kitchen sink, TECNOLAM, TIBER brand, or similar
- Mont Blanc quartzite kitchen countertop, or similar



Unit type 06 - Interior B



Unit type 06 - Interior A

## Accents

### Toilets

- 9mm tempered glass bathroom cancel
- White countertop washbasin LUXXUR EXUS brand, or similar
- Gunmetal accessories, LUXXUR EXUS brand, or similar
- Marble cover, Santo Tomas, Lether, or similar
- Hex Calacatta shower mosaic, Gold Matte color, ONIX brand, or similar

### Terraces

- VIURBAN brand Ceylon color PVC window or similar
- Aequa model porcelain tile, Tur Grip color, Ceramiche Castelvetro brand or similar
- SPA option as an amenity (units type 13)





Unit type 05 - Interior A



Unit type 05 - Interior B

# Unit type 01

## Lower/Upper Level Isometric view

Unit			
<b>Level 1</b>	U-101	144.10 m <sup>2</sup> 1551.08 ft <sup>2</sup>	3 Bath



# Unit type 01

## Lower/Upper Level Plan view



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# Unit type 02

Lower/Upper Level Isometric view



Unit	Area (m <sup>2</sup> )	Area (ft <sup>2</sup> )	Bathrooms
<b>Level 1</b> U-102	83.48 m <sup>2</sup>	898.57 ft <sup>2</sup>	2 Bath
U-103	83.45 m <sup>2</sup>	898.25 ft <sup>2</sup>	2 Bath
U-104	83.45 m <sup>2</sup>	898.25 ft <sup>2</sup>	2 Bath
U-105	79.59 m <sup>2</sup>	856.7 ft <sup>2</sup>	2 Bath

# Unit type 02

Lower/Upper Level Plan view



## Unit type 03

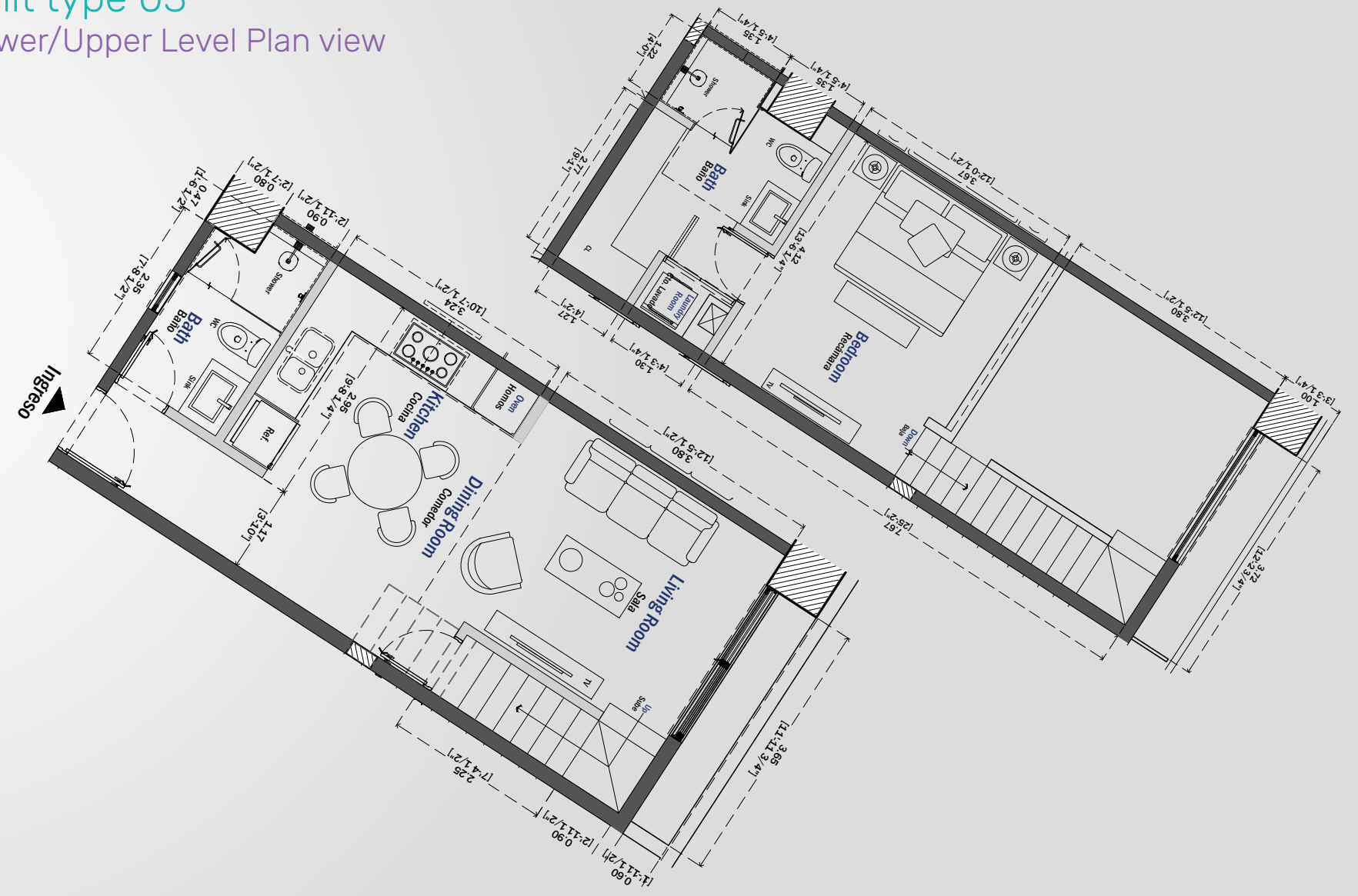
Lower/Upper Level Isometric view

Unit				
<b>Level 1</b>	U-106	72.62 m <sup>2</sup>	781.67 ft <sup>2</sup>	2 Bath
	U-107	71.78 m <sup>2</sup>	772.63 ft <sup>2</sup>	2 Bath
	U-108	72.06 m <sup>2</sup>	775.65 ft <sup>2</sup>	2 Bath
	U-109	85.40 m <sup>2</sup>	919.24 ft <sup>2</sup>	2 Bath



## Unit type 03

Lower/Upper Level Plan view



## Unit type 05A

	Unit		↕	🛁
Level 4	U-401	115.68 m <sup>2</sup>	1245.17 ft <sup>2</sup>	2 Bath
Level 6	U-601	115.68 m <sup>2</sup>	1245.17 ft <sup>2</sup>	2 Bath
Level 8	U-801	115.17 m <sup>2</sup>	1239.68 ft <sup>2</sup>	2 Bath



## Unit type 05A



## Unit type 05B

Unit	↕	↔	🛁
Level 3 U-301	116.52 m <sup>2</sup>	1254.21 ft <sup>2</sup>	2 Bath
Level 5 U-501	116.53 m <sup>2</sup>	1254.21 ft <sup>2</sup>	2 Bath
Level 7 U-701	116.53 m <sup>2</sup>	1254.21 ft <sup>2</sup>	2 Bath



Plan View

## Unit type 05B



Isometric view

## Unit type 06

Unit	Area (m <sup>2</sup> )	Area (ft <sup>2</sup> )	Bathrooms
<b>Level 2</b> U-201	120.84 m <sup>2</sup>	1300.71 ft <sup>2</sup>	2 Bath
<b>Level 3</b> U-302	120.84 m <sup>2</sup>	1300.71 ft <sup>2</sup>	2 Bath
<b>Level 4</b> U-402	120.84 m <sup>2</sup>	1300.71 ft <sup>2</sup>	2 Bath
<b>Level 5</b> U-502	120.84 m <sup>2</sup>	1300.71 ft <sup>2</sup>	2 Bath
<b>Level 6</b> U-602	120.84 m <sup>2</sup>	1300.71 ft <sup>2</sup>	2 Bath
<b>Level 7</b> U-702	120.84 m <sup>2</sup>	1300.71 ft <sup>2</sup>	2 Bath
<b>Level 8</b> U-802	120.84 m <sup>2</sup>	1300.71 ft <sup>2</sup>	2 Bath



Plan View

## Unit type 06



Isometric view

## Unit type 07A

	Unit				
Level 3	U-303	101.10 m <sup>2</sup>	1088.23 ft <sup>2</sup>	2 Bath	
	U-307	103.51 m <sup>2</sup>	1114.17 ft <sup>2</sup>	2 Bath	
	U-312	99.49 m <sup>2</sup>	1070.9 ft <sup>2</sup>	2 Bath	
Level 4	U-403	101.84 m <sup>2</sup>	1096.2 ft <sup>2</sup>	2 Bath	
	U-407	103.37 m <sup>2</sup>	1112.66 ft <sup>2</sup>	2 Bath	
	U-411	107.37 m <sup>2</sup>	1155.72 ft <sup>2</sup>	2 Bath	
Level 5	U-503	100.82 m <sup>2</sup>	1085.22 ft <sup>2</sup>	2 Bath	
	U-506	99.49 m <sup>2</sup>	1070.9 ft <sup>2</sup>	2 Bath	
	U-603	101.84 m <sup>2</sup>	1096.2 ft <sup>2</sup>	2 Bath	
Level 6	U-606	103.37 m <sup>2</sup>	1112.66 ft <sup>2</sup>	2 Bath	
	U-609	107.37 m <sup>2</sup>	1155.72 ft <sup>2</sup>	2 Bath	
	U-703	100.83 m <sup>2</sup>	1085.32 ft <sup>2</sup>	2 Bath	
Level 7	U-706	103.51 m <sup>2</sup>	1114.17 ft <sup>2</sup>	2 Bath	
	U-709	107.47 m <sup>2</sup>	1156.8 ft <sup>2</sup>	2 Bath	
	U-803	102.35 m <sup>2</sup>	1101.69 ft <sup>2</sup>	2 Bath	
Level 8	U-806	103.37 m <sup>2</sup>	1112.66 ft <sup>2</sup>	2 Bath	



Plan View

## Unit type 07A



Isometric view

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## Unit type 07B

Unit	Area (m <sup>2</sup> )	Area (ft <sup>2</sup> )	Bathrooms
Level 2 U-206	120.84	1129.99	2 Bath
Level 3 U-311	107.43	1156.37	2 Bath
Level 5 U-502	120.84	1300.71	2 Bath
Level 6 U-608	105.00	1130.21	2 Bath



## Unit type 07B



Isometric view

## Unit type 08A

Unit	↕	↔	🛁
<b>Level 2</b> U-202	103.94 m <sup>2</sup>	1118.8 ft <sup>2</sup>	2 Bath
<b>Level 3</b> U-304	103.51 m <sup>2</sup>	1114.17 ft <sup>2</sup>	2 Bath
<b>Level 4</b> U-404	103.51 m <sup>2</sup>	1114.17 ft <sup>2</sup>	2 Bath



## Unit type 08A





## Unit type 08B

	Unit				
Level 5	U-504	106.69 m <sup>2</sup>	1148.4 ft <sup>2</sup>	2	Bath
Level 6	U-604	107.48 m <sup>2</sup>	1156.9 ft <sup>2</sup>	2	Bath
Level 7	U-704	107.48 m <sup>2</sup>	1156.9 ft <sup>2</sup>	2	Bath
Level 8	U-804	107.42 m <sup>2</sup>	1156.26 ft <sup>2</sup>	2	Bath



Plan View

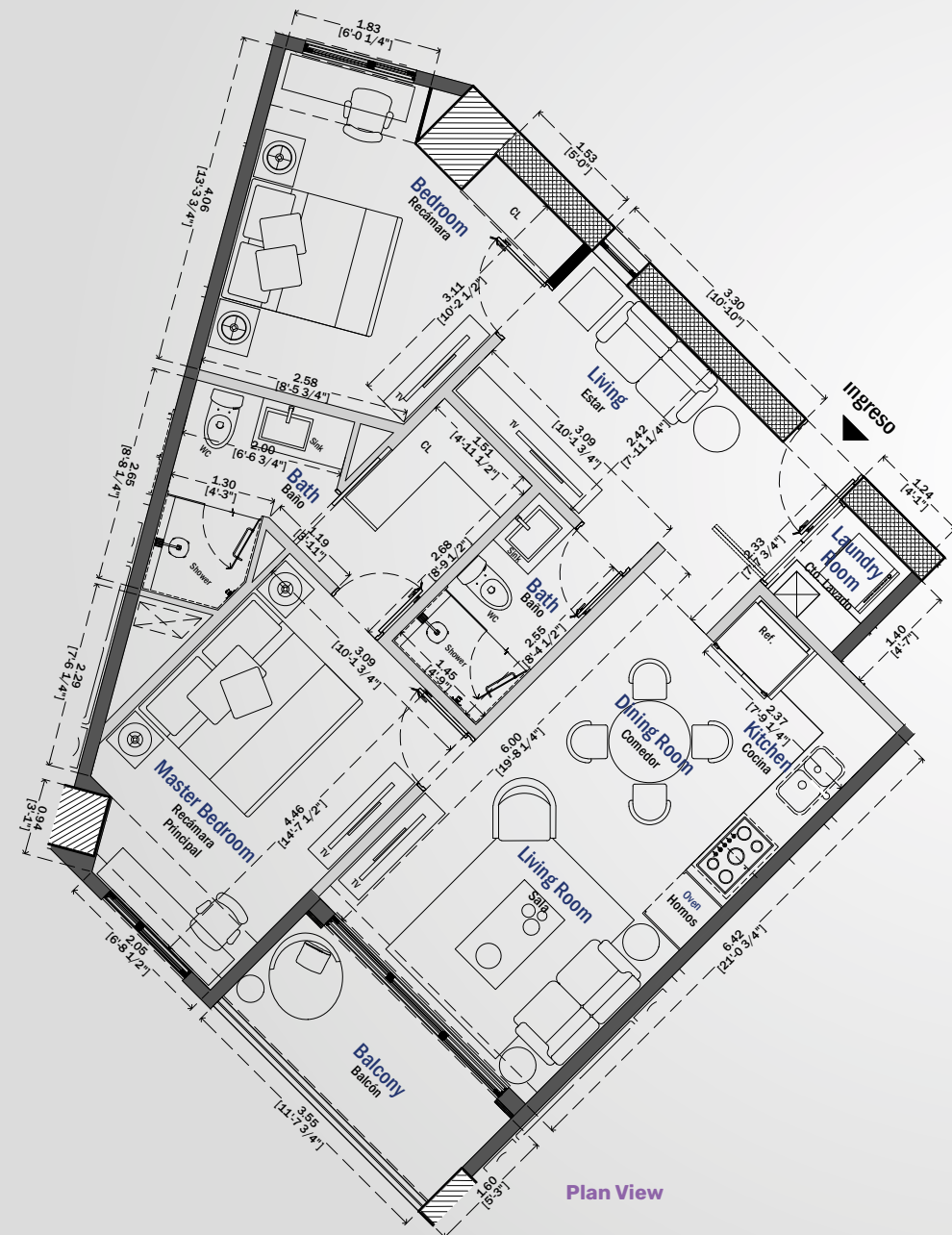
## Unit type 08B



Isometric view

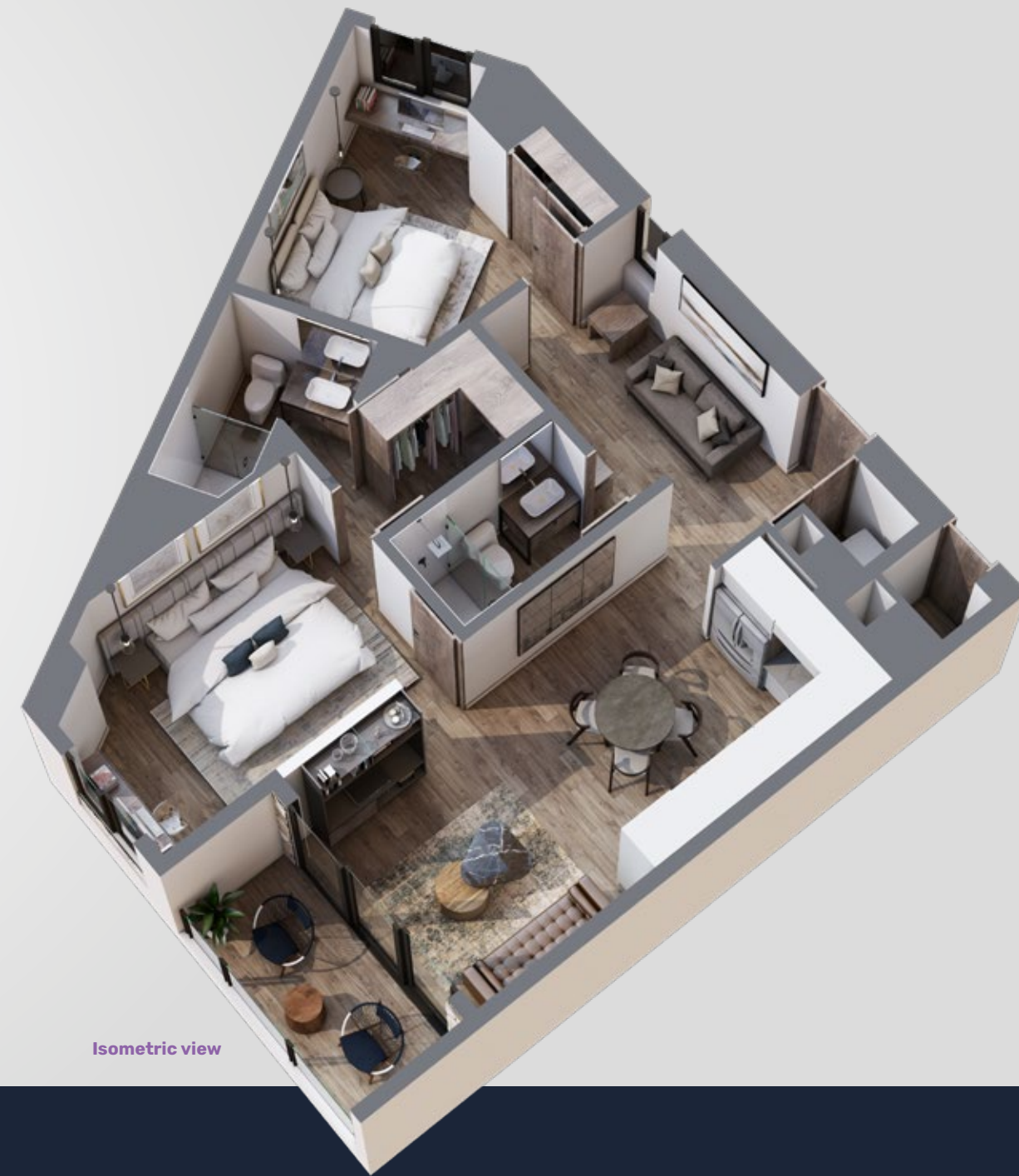
## Unit type 09

	Unit		↔	↕	🛁
Level 3	U-305	89.83 m <sup>2</sup>	966.92 ft <sup>2</sup>	2	Bath
Level 4	U-405	90.06 m <sup>2</sup>	969.4 ft <sup>2</sup>	2	Bath
Level 6	U-605	90.4 m <sup>2</sup>	973.06 ft <sup>2</sup>	2	Bath
Level 7	U-705	89.96 m <sup>2</sup>	968.32 ft <sup>2</sup>	2	Bath
Level 8	U-805	90.10 m <sup>2</sup>	969.83 ft <sup>2</sup>	2	Bath



Plan View

## Unit type 09



Isometric view

# Unit type 10

Unit				
Level 2	U-203	80.37 m <sup>2</sup>	865.09 ft <sup>2</sup>	2 Bath
Level 3	U-306	80.33 m <sup>2</sup>	864.66 ft <sup>2</sup>	2 Bath
Level 4	U-406	80.33 m <sup>2</sup>	864.66 ft <sup>2</sup>	2 Bath



Plan View

# Unit type 10



Isometric view

## Unit type 11

	Unit				
Level 2	U-204	82.00 m <sup>2</sup>	882.64 ft <sup>2</sup>	2	Bath
	U-205	82.82 m <sup>2</sup>	891.47 ft <sup>2</sup>	2	Bath
Level 3	U-308	82.00 m <sup>2</sup>	882.64 ft <sup>2</sup>	2	Bath
	U-309	83.64 m <sup>2</sup>	900.29 ft <sup>2</sup>	2	Bath
Level 4	U-310	82.82 m <sup>2</sup>	891.47 ft <sup>2</sup>	2	Bath
	U-408	82.00 m <sup>2</sup>	882.64 ft <sup>2</sup>	2	Bath
Level 6	U-409	83.64 m <sup>2</sup>	900.29 ft <sup>2</sup>	2	Bath
	U-410	82.82 m <sup>2</sup>	891.47 ft <sup>2</sup>	2	Bath
Level 7	U-607	83.64 m <sup>2</sup>	900.29 ft <sup>2</sup>	2	Bath
	U-707	83.64 m <sup>2</sup>	900.29 ft <sup>2</sup>	2	Bath
Level 8	U-807	83.64 m <sup>2</sup>	900.29 ft <sup>2</sup>	2	Bath



## Unit type 11



## Unit type 12A

	Unit				
Level 3	U-313	100.28 m <sup>2</sup>	1079.4 ft <sup>2</sup>	2	Bath
	U-314	100.97 m <sup>2</sup>	1086.83 ft <sup>2</sup>	2	Bath
Level 5	U-507	100.28 m <sup>2</sup>	1079.4 ft <sup>2</sup>	2	Bath
	U-508	100.97 m <sup>2</sup>	1086.83 ft <sup>2</sup>	2	Bath



Plan View

## Unit type 12A



Isometric view

## Unit type 12B

Unit	↕	↔	🛁
<b>Level 2</b> U-207	100.96 m <sup>2</sup>	1086.72 ft <sup>2</sup>	2 Bath
<b>Level 4</b> U-413	100.33 m <sup>2</sup>	1079.94 ft <sup>2</sup>	2 Bath
U-414	100.96 m <sup>2</sup>	1086.72 ft <sup>2</sup>	2 Bath
<b>Level 6</b> U-610	100.96 m <sup>2</sup>	1086.72 ft <sup>2</sup>	2 Bath
U-611	100.33 m <sup>2</sup>	1079.94 ft <sup>2</sup>	2 Bath



## Unit type 12B



# Unit type 13A

	Unit				
Level 7	U-708	164.82 m <sup>2</sup>	1774.11 ft <sup>2</sup>	2 Bath	
	U-710	166.12 m <sup>2</sup>	1788.1 ft <sup>2</sup>	2 Bath	
Level 8	U-808	166.56 m <sup>2</sup>	1792.84 ft <sup>2</sup>	2 Bath	
	U-809	167.70 m <sup>2</sup>	1805.11 ft <sup>2</sup>	2 Bath	

SPA option as an amenity.



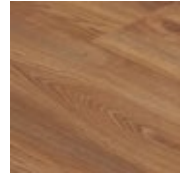
Plan View

# Unit type 13A

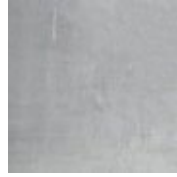


Isometric view

## Floors and coatings



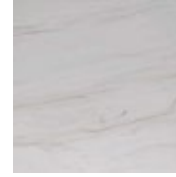
The apartments feature rectified porcelain tile floors



Large 1m x 1m rectified porcelain tiles in the common areas



The pool features natural sukabumi tiles



The kitchen counter tops are made with mont blanc polished quartzite



The bathroom floors are in a santo tomas coffee marble with a leather finish

## Appliances



A stainless steel stovetop with 5 burners - TEKA appliances or similar



A 60 cm stainless steel gas oven - TEKA appliances or similar



A stainless steel microwave oven - TEKA appliances or similar  
\*Built-in model or hood-oven model depending on kitchen type



A stainless steel extractor hood - TEKA appliances or similar  
\*Wall or island model depending on kitchen type



A stainless steel kitchen sink - TEKA appliances or similar  
\*Double or single tub model depending on kitchen type



A paneled dishwasher with 13 plate settings - TEKA appliances or similar  
\* With the exception of units 209 through 220

## Bathrooms doors and windows



Pvc viurban or similar branded windows



9mm tempered glass bathroom doors

## Bathroom appliances and finishes



Sanitary ceramic one piece double flush toilet with a slow closing lid



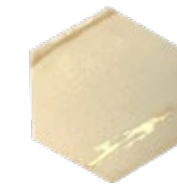
A white ceramic semi-recessed bathroom sink



Imported graphite faucets and showerheads with a gun metal finish



Imported graphite towel racks with a gun metal finish



The inside of showers are tiled with a vitreous mosaic coating




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The representations, drawings and marketing images of the apartments, facade and common areas are approximate and only conceptual and are for reference only, the developer reserves expressly the right to make modifications without prior notice. Final development details may vary after completion, including but not limited to dimensions and meters apartment squares, structural and mechanical changes and / or modifications, landscaping, amenities, and building materials, to name a few. The developer is it expressly reserves the right to make modifications, revisions and changes it deems desirable at its sole and absolute discretion and without prior notice. Check your Agreement of the articles included with the sale of the apartment. Do not rely or rely on estimated views represented as the actual view from a particular unit or common areas. Some photographs Marketing may be stock photographs used to represent the suggested lifestyle rather than any that may exist. Prices, plans, architectural interpretation and specifications are subject to change without prior notice


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**VALARTE**

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