



# Eden



# THE PROJECT

## LIVING YOUR BEAUTIFUL LIFE AT EDEN

Our mission is to raise the bar in construction quality and design and deliver the best option in luxury real estate in the North Coast of the Dominican Republic.

Our exclusive number of apartments, rigorous focus on construction quality, and architectural approach are all in line to deliver a true legacy property for our owners.

We wish for our owners to start living their beautiful life at Eden.





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## THE PROJECT

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# A REDEFINING NEW PROJECT

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Eden is the newest beachfront residential development in Cabarete in over a decade, nestled in a 12,000 square meter enclave between two already successful residential projects (Ultravioleta & Seawinds).

30 exclusive apartments for sale, from 1 to 5 bedrooms, are separated between two main buildings. All owners have access to amenities including fitness center, indoor lap pool, sauna, hammam, ice plunge, massage rooms, outdoor swimming pools and jacuzzies. The project also includes on-site parking for all residents and their guests, lockers for water sports gear, and two separate pedestrian accesses to the beach. There is also a 1,200 square meter ocean front garden that includes various chill-out areas and an ocean-front infinity pool for all residents.



At the core of every project are the materials that give way to the styles and moods. The approach to Eden was an understated and sophisticated mix: wood, polished concrete, glass, and stone.

Our inspiration comes from tropical Brazilian modern architecture. Thin logs of Brazilian Cumarú teak wood warm the ceilings. Polished concrete walls and columns directly connect you to an unpretentious modern living. Bone-white stone floors cool off your feet. And massive floor-to-ceiling glass openings tuck away in wall pockets and connect you to the incredible outdoor space of your apartment. Bending over the grand splendor of your extensive terrace, look out towards the tropical landscaping of Eden that fills every corner of the property.

Near ahead, watch how the waves break just meters in front of your home, or how the red sunset trickles behind Choco Mountain.

Apart from selecting materials that define styles and moods, we also focused on certain architectural decisions that embody the Eden ethos. All our residences are oversized, meaning generous spaces in all ambiances and mandatory guest WC and laundry rooms. Also for larger apartments: storage space and covered garages.



## DESIGN & CONSTRUCTION

## LIVE, ENTERTAIN, RELAX

The large dimensions of the Eden apartments invite to become a host and entertain loved ones. Dining and living areas are fulsome, fitting more people than those living in the units. Designer kitchens also provide enough space to boost your culinary creativity.

The seamless connection between the outdoors and indoors further enhances the extents of the apartments. All Eden units are well above the average size for other properties of equal number of bedrooms.

Larger apartments also decreases the total amount of units and enforces that sense of privacy and exclusivity that is also part of the Eden ethos.

## ELEVATED KITCHEN GAME

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The kitchen is the most important part of infrastructure in any residential project. For Eden we have teamed up with designer kitchen manufacturer Aster from Italy. Countertops and back splashes are delivered with unbreakable and everlasting Dekton by Cosentino synthetic rock. All major appliances are included with delivery, supplied by World's top brands.



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## DESIGN & CONSTRUCTION

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## RELIABLE INFRASTRUCTURE

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The infrastructure at Eden is carefully designed to counter all the negative aspects of living in tropical paradise.

Hydraulic specialist have carefully selected far more than needed separate flood points for that occasional powerful tropical weather.

To offset potential beach erosion, we chose to further retire our construction from the coastline.

Water reserves, machinery, and everything else concerning infrastructure has been thought out with our same approach to deliver only the best.



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# AMENITIES

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## AMENITIES. MORE IS BETTER

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For a boutique project like Eden, our amenities are massive. Our idea is to have everything for your wellbeing within the gated community and further emphasize the private aspect of living at Eden.





### VITALITY AT EDEN

One of the the things we fell in love with at Cabarete is its active lifestyle; a unique community of surfers, kites, windsurfers, sailors, mountain bikers, and more. Since its conception, we knew that Eden's wellbeing facilities needed to be special. We have dedicated 100 square meters for our 24-hour fitness center equipped with state-of-the-art European machinery. Owning at Eden must come with exclusive perks and having access to the neighborhood's best gym is one of them.

### LIFE CHANGING SPA

A major part of vitality is about cooling your engines, and at Eden we have the perfect spot for this. Our private health spa is home to a hammam, dry sauna, ice plunge, shower therapy, 2x private massage rooms with private shower, and a 20m indoor lap pool with two swimming lanes. Our indoor area is relaxing, mixing our signature Eden noble materials with a hint of outside natural lighting that shines on our ever-present tropical landscaping. This is the extra that Eden has that will make your home unique.



## OUR RESIDENCES

Our residences are divided in two distinct buildings. Our beachfront building, Leblon, hosts eight 4 & 5 bedroom apartments and penthouses.

Our back building, Tijuca, hosts twenty 1-3 bedroom apartments and penthouses. Our amenities complex is also located at the ground floor of Tijuca.

A further four 1 bedroom loft-style apartments are located on top of covered garages throughout the property.

All penthouse apartments and beachfront building units include 2 fully enclosed garages. All other 2 bedroom apartments include 2 covered parking spaces. 1 bedroom apartments include 1 covered parking space.

All units also include lockers for water sports gear with beach front access and shower space.

Access to Eden grounds and its amenities is exclusive and private for Eden residents and their guests.



# RESIDENCES: LEBLON BUILDING

An ode to the small enclave Leblon next to Ipanema beach in Rio de Janeiro, home to the city's most exclusive properties and neighbors. Leblon is the cream of properties within Eden all with unobstructed beachfront ocean views. Six 4 & 5 bedroom apartments starting at 520 square meters. Each with 150 square meters of terrace space. Private access to beachfront infinity pool only for Leblon residents. 2 indoor garage spaces included for every unit. Apartments designed with privately-accessed lockoff studio for private guests or convenient rental operation.

Two penthouses: each with their statement spiral staircases and private glass elevators to access their private rooftop with large terrace space, plunge pool, second kitchen, barbecue, interior & exterior bathroom, and walk-in wine cellar.

This record-breaking building hosts Cabarete Beach's largest and most exclusive properties.



RESIDENCES

LEBLON  
BUILDING



# RESIDENCES: TIJUCA

An ode to Barra da Tijuca, Rio de Janeiro's suburb beach neighborhood known for its tranquility. Our second building hosts twenty beautiful 1 to 3 bedroom apartments and penthouses, with garden and mountain views. On the top floor, three penthouses enjoy access to their own rooftop terrace through private staircases. Penthouse rooftops include large outdoor terrace space, plunge pool, showers, bathroom, second kitchen, barbecue, and walk-in wine cellar. Tijuca residents enjoy private access to their beautiful outdoor oasis swimming pool, nestled between the colorful tropical landscape.

Tijuca is also a meeting point for Eden residents, hosting the project's amenities complex on the ground floor.

All Tijuca properties include fixed outdoor covered parking spaces for its residents, and penthouses include fully enclosed garages.



RESIDENCES  
TIJUCA



# RESIDENCES: ARPOADOR LOFTS

Four 1 bedroom apartments stand out within the colorful Eden gardens: the Arpoador lofts (in reference to the tranquil Carioca peninsula of Arpoador that connects the infamous Ipanema and Copacabana bays in Rio de Janeiro). Located between its covered sidewalks and gardens, these charming pied-a-terre properties were conceived for those trying to keep it simple but do not want to miss out on everything that Eden has to offer.



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Eden is an approved tourism project by the Dominican Republic's Department of Tourism. What this means for you, only as a first-time owner, is:

- 15 years of exoneration on annual property tax (1% of property value)
- Exoneration of property transfer tax (3% of property value)





This small beach community is a heaven for an active lifestyle, especially water sports. It is one of the few idyllic locations in Dominican Republic that has kept away from massive all-inclusive tourism and promoted a more boutique and committed tourism approach. A very international beach town that continues to attract worldwide attention and does not lose its local flair.

Only 30 minutes away from Puerto Plata international airport with daily direct flights to USA, Canada and Europe.

We built Eden imagining the potential of Cabarete's future.



# OUR TEAM



**CABARETE  
TANGO  
S.R.L.**

