



Primavera

RESIDENCES IV

Primaveral Residences IV

Primaveral Residence, developed by Punta Cana Realtor, is a project of 1 and 2-level villas located in a gated community in Punta Cana.

It offers amenities such as a gym, social areas, sports courts, and a notable 4,700 m² artificial beach.

With units available either ready to move in or under construction, the project is located 20 minutes from Punta Cana International Airport, near shopping centers and the main beaches of the area.

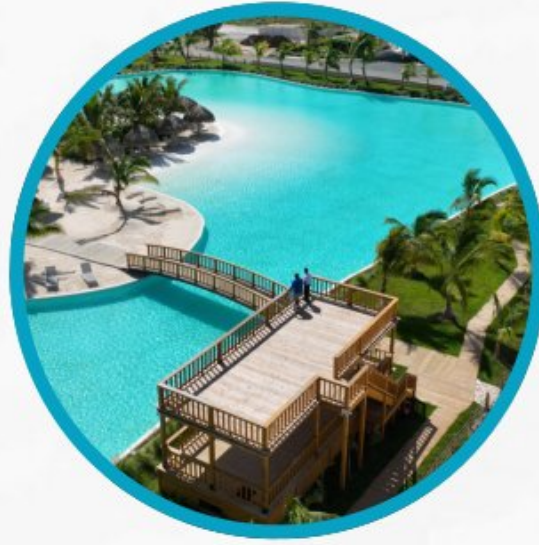




Features



1 and 2-level
villas



Artificial beach of
4,700 m²



Sports courts (Padel-
soccer-basketball)



Gym



Closed community



Bike path



Bar and restaurant



15 min from PUJ
airport



Playground



15 min. from local
beaches



10 min. from shopping
centers





Construction works





Construction works





Construction works



Primavera
RESIDENCES IV

Construction works





Primavera
RESIDENCES IV

Location

This exclusive project offers an excellent investment opportunity, combining a strategic location, attractive prices, and a quality that exceeds expectations.

Primavera Residences IV is located just 15 minutes from Punta Cana International Airport (PUJ), the busiest in the Dominican Republic and one of the most important in the Caribbean.

Its direct connection to over 100 cities in Europe, North America, South America, and the Caribbean facilitates access for millions of visitors each year, making the project an ideal location both for enjoying the property and for generating profitability through tourist rentals.





Beaches of Punta Cana

The beaches of Bávaro and Punta Cana are the main tourist attraction in the area. Recognized worldwide for their white sand and turquoise waters, they stretch along kilometers of coastline surrounded by coconut palms that create a unique tropical landscape.

In addition to being ideal for relaxation, they offer a wide variety of water activities such as snorkeling, diving, catamaran rides, parasailing, and adventure sports.

Their expanse allows for finding both tranquil spaces to unwind and lively areas with bars, restaurants, and beach clubs that reflect the vibrant Caribbean lifestyle.





Our company



At Punta Cana Realtor, we operate under a clear approach: structuring real estate investments with transparency, legal backing, and comprehensive support. Our experience in development, construction, and residential promotion allows us to offer solutions designed for investors seeking security, clarity, and a long-term vision.

Jaime Delgado Simons

CEO / Punta Cana Realtors & Developers

Primaveral
RESIDENCES IV



Caleta del Oeste



Primaveral I



Primaveral II



Primaveral III



Primaveral IV



Simons Residences

Focus



Philosophy

- Transparency.
- Legal certainty.
- Constructive quality.
- Personalized support.



Legal Certainty

- Clear contracts.
- Transparent legal structure.
- Advice on purchasing process.



«Experience and Specialization»

- Development of residential projects in Punta Cana.
- Focus on closed communities with high standards.

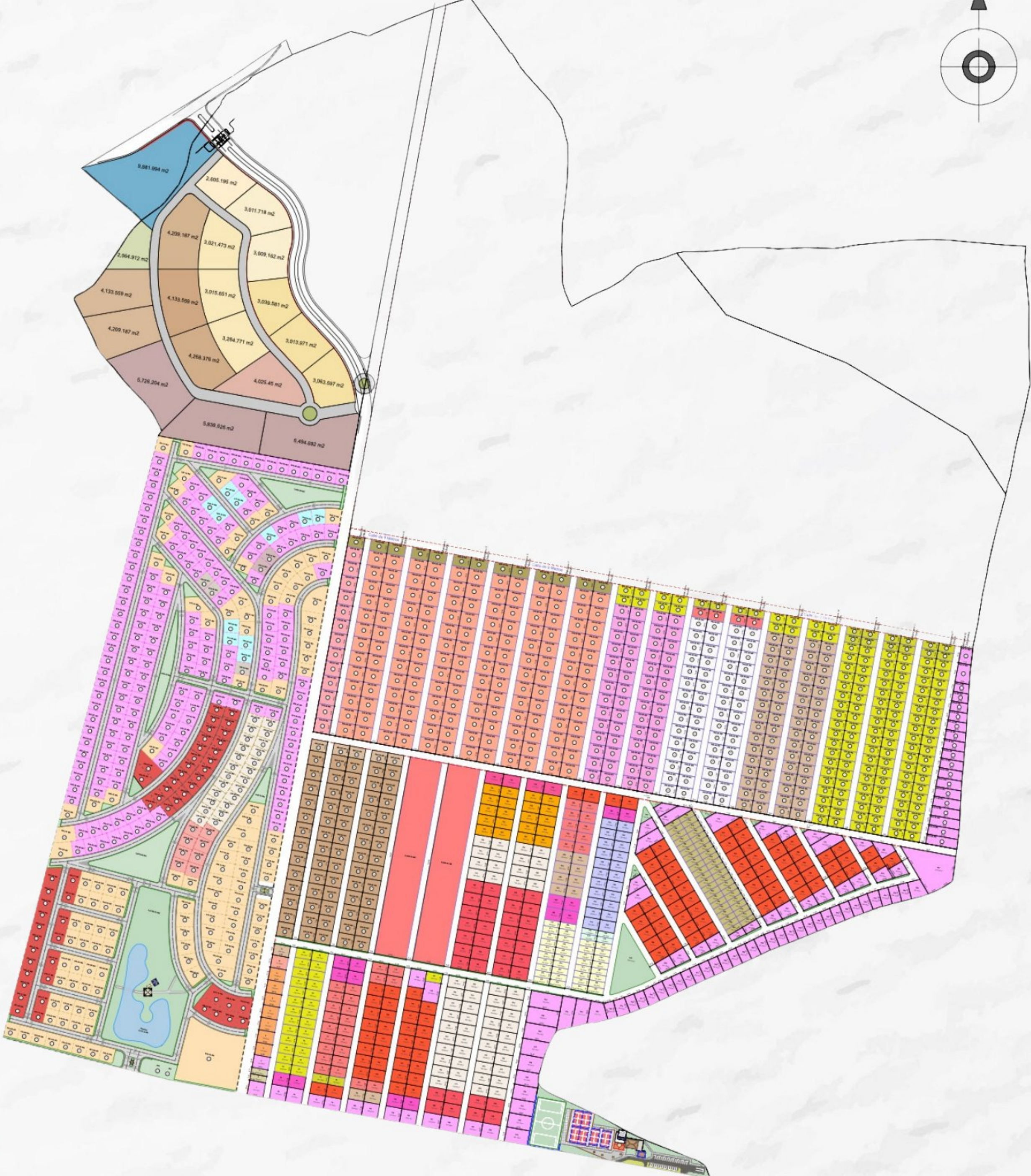


International Focus

Adapted for foreign investors.
Flexible payment plans.



Masterplan



Models

Budget #1 / \$180,000-250,000 USD



E Villa



L3 Villa



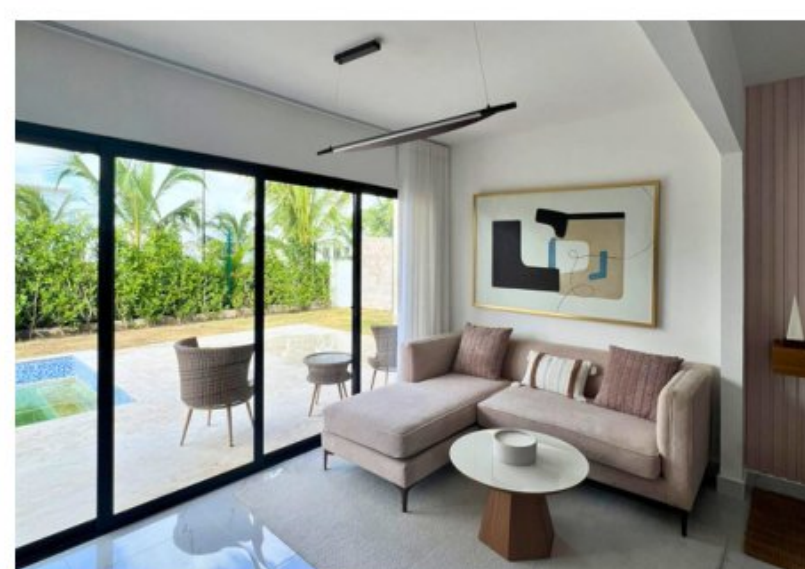
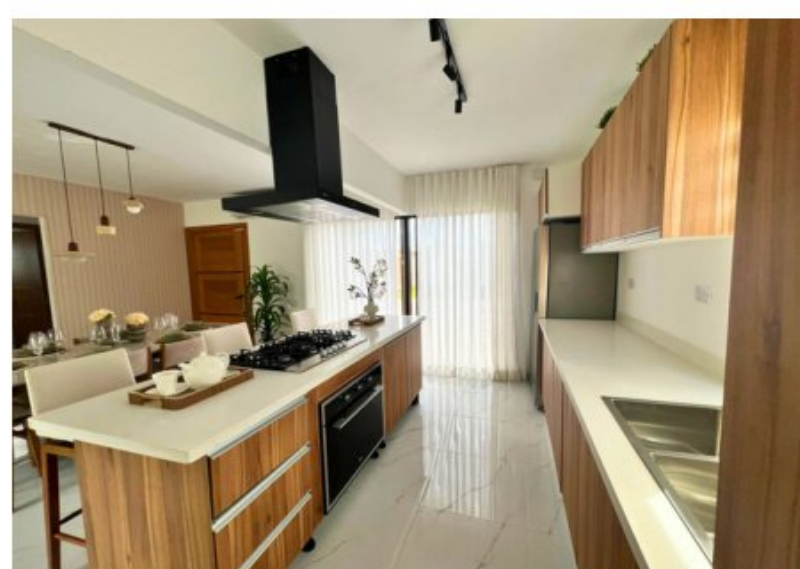
C Villa



AA Villa

Primaveral
RESIDENCES IV

-  **1 Level**
-  **Living room**
-  **Dining room**
-  **Kitchen**
-  **2 Bedrooms**
-  **Laundry area**
-  **2 Bathrooms**
-  **2 Parking lots**
-  **Backyard**
-  **Pool (Additional cost)**
-  **147.38 m² of Construction**
-  **240 m² lot**

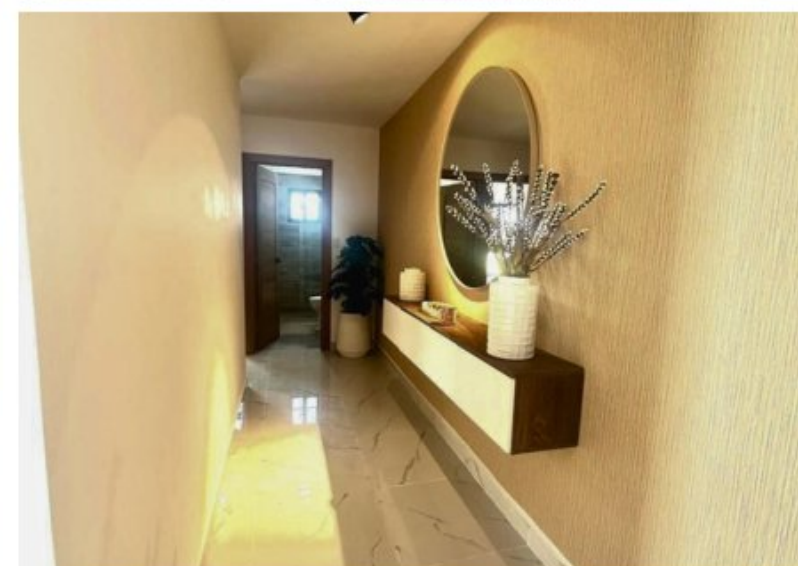
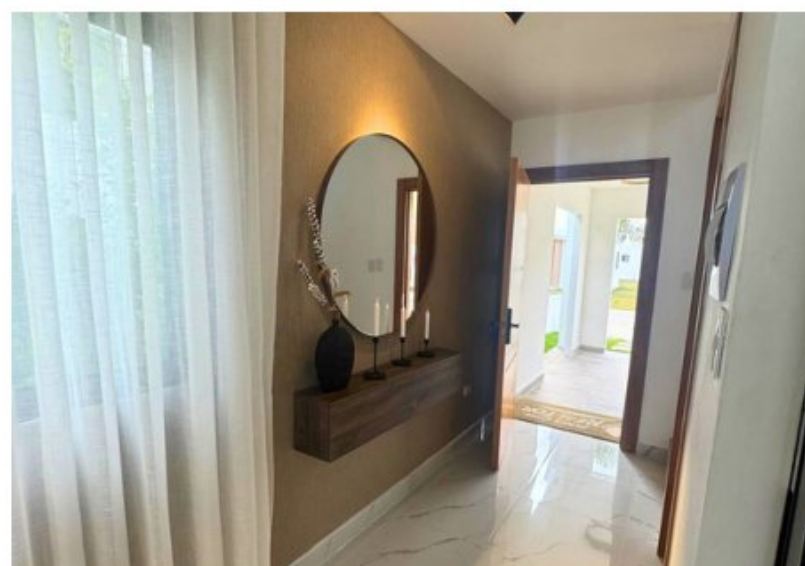
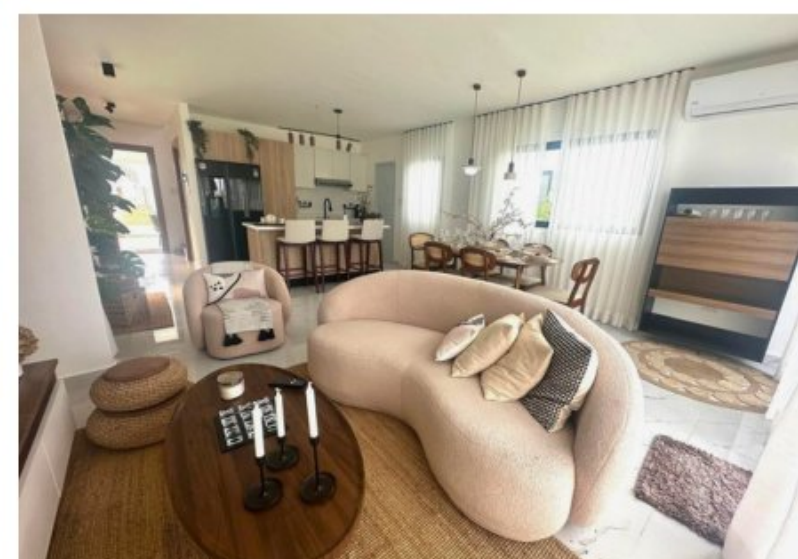
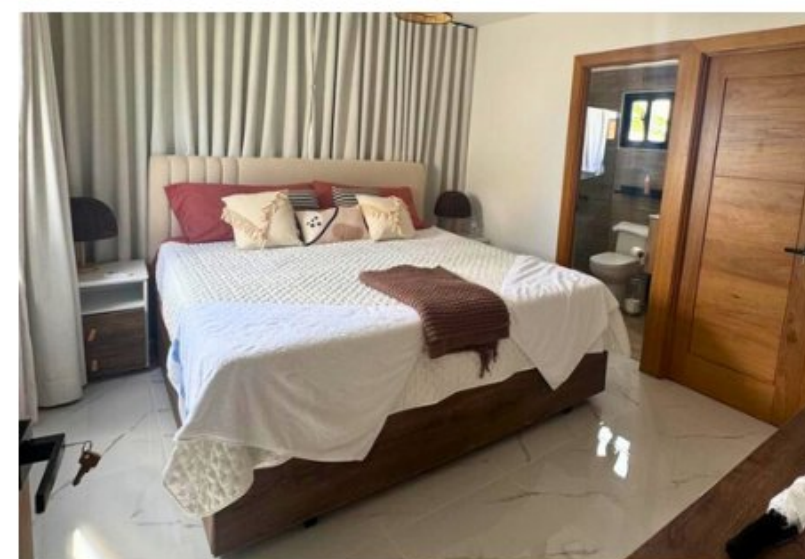
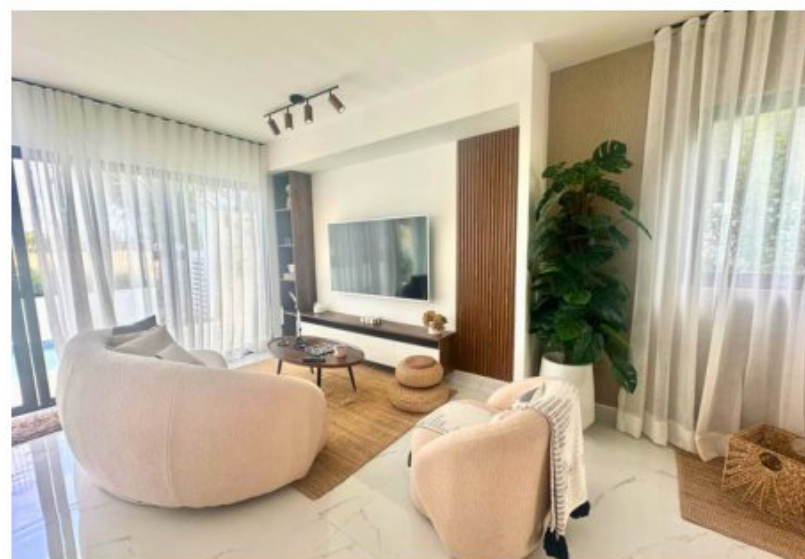
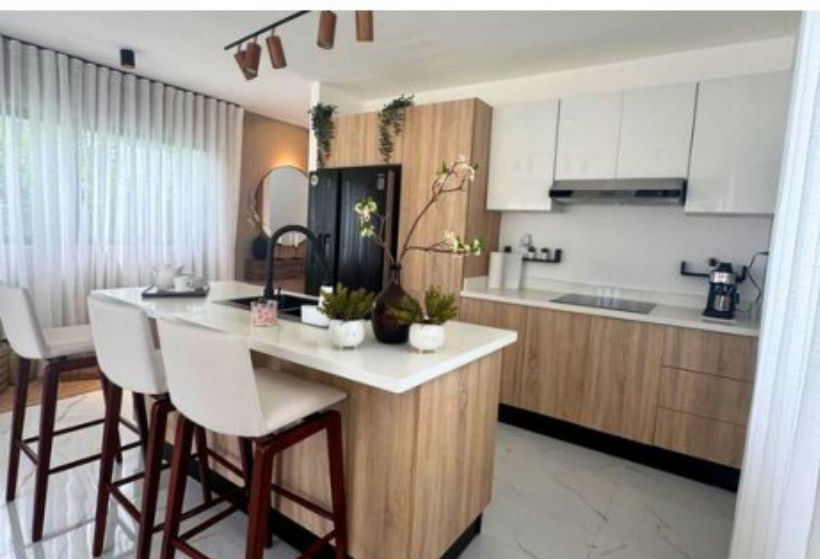


From: \$180.000 USD





E Villa



Primaveral RESIDENCES IV

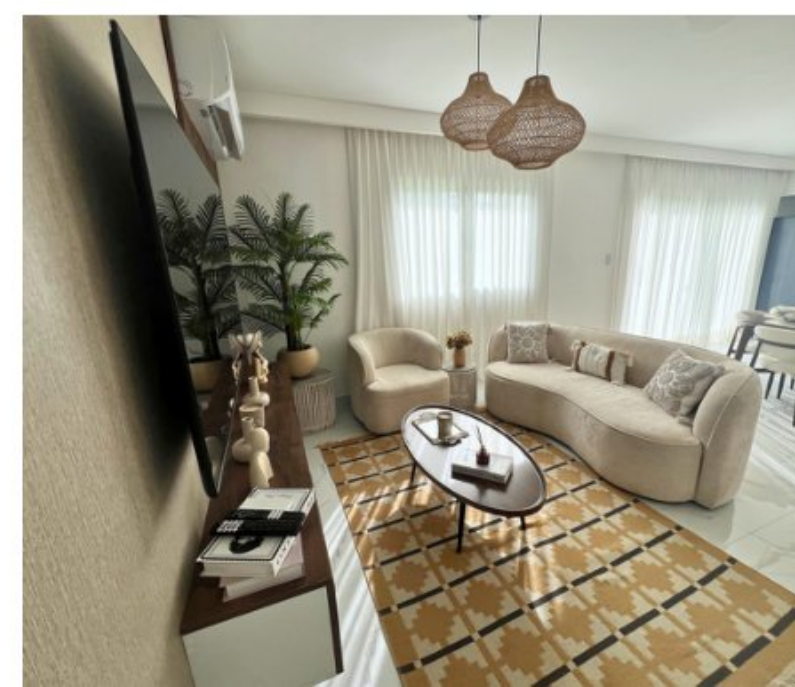
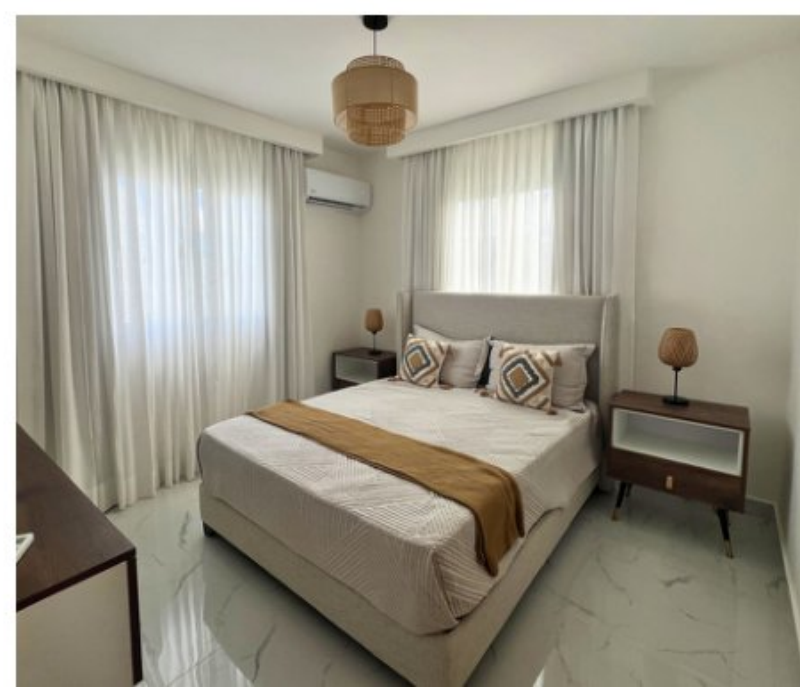
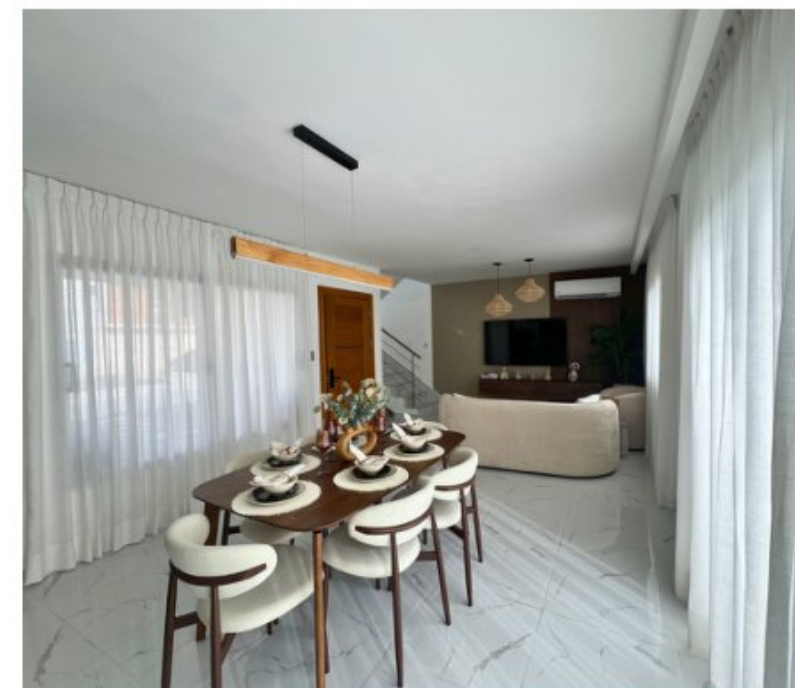
-  2 Levels
-  living room
-  Dining room
-  Kitchen
-  3 Bedrooms
-  Laundry area
-  2.5 bathroom
-  2 Parking lots
-  Backyard
-  Pool
-  125 m² Construction
-  150 m² Lot

From \$210,000 USD





C Villa



Primaveral RESIDENCES IV

-  2 Levels
-  Living room
-  Dining room
-  Kitchen
-  3 bedrooms
-  Laundry area
-  2.5 Bathroom
-  2 Parking lot
-  Backyard
-  140 m² of construction
-  260 m² lot

From \$220,000 USD

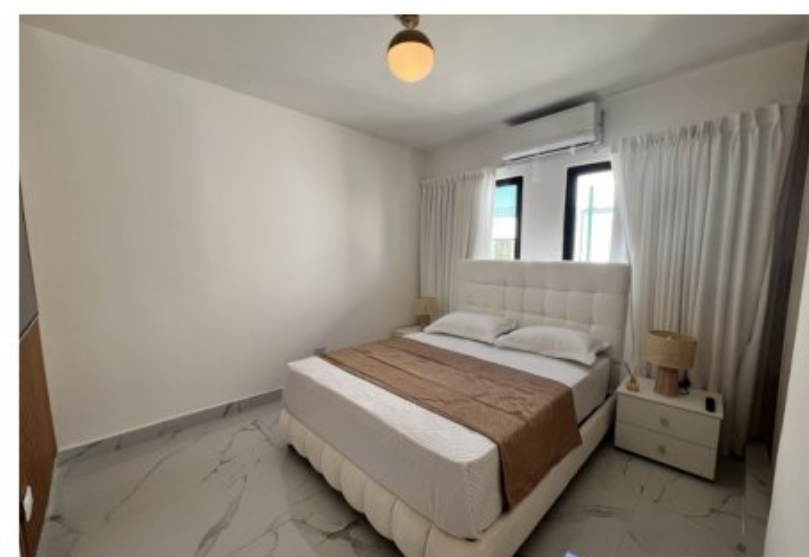
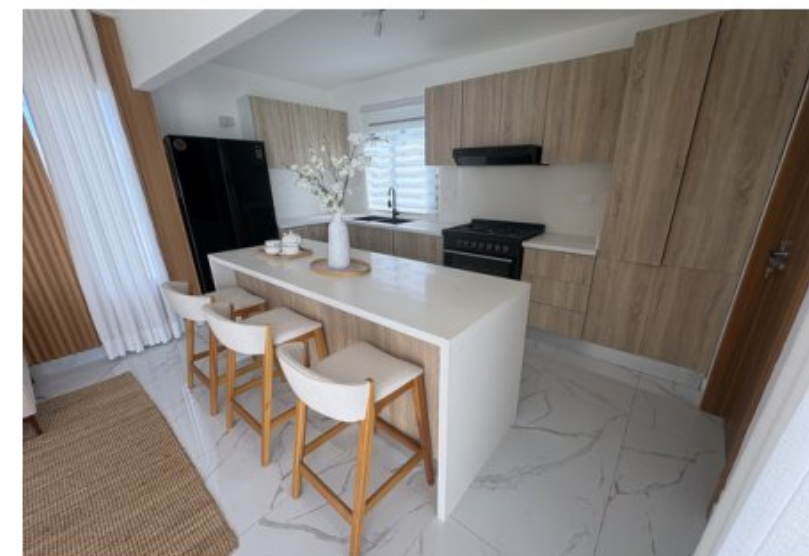




L3 Villa

Primavera RESIDENCES IV

-  **1 Level**
-  **Living room**
-  **Dining room**
-  **Kitchen**
-  **3 Bedrooms**
-  **Laundry area**
-  **2 Bathrooms**
-  **2 Parking lot**
-  **Backyard**
-  **Pool**
-  **180.57 m² of construcción**
-  **320, m² lot**



From: \$230,000 USD

Primavera
RESIDENCES IV



Models

Budget #2 / \$250,000-325,000 USD



U Villa



Z Villa



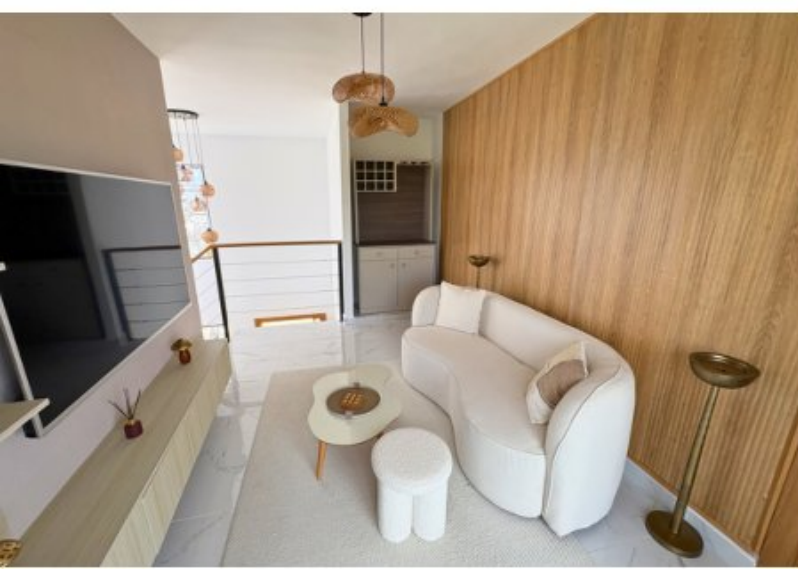
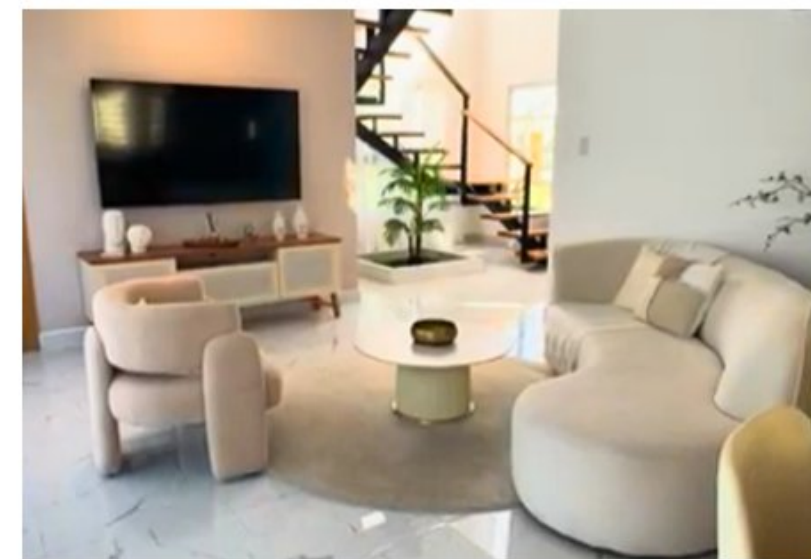
CC Villa



U Villa

Primaveral RESIDENCES IV

-  2 Levels
-  Living room
-  Dining room
-  Kitchen
-  3 Bedrooms
-  Laundry area
-  3.5 bathrooms
-  2 Parking lots
-  Backyard
-  Pool
-  239 m² of construction
-  300 m² lot



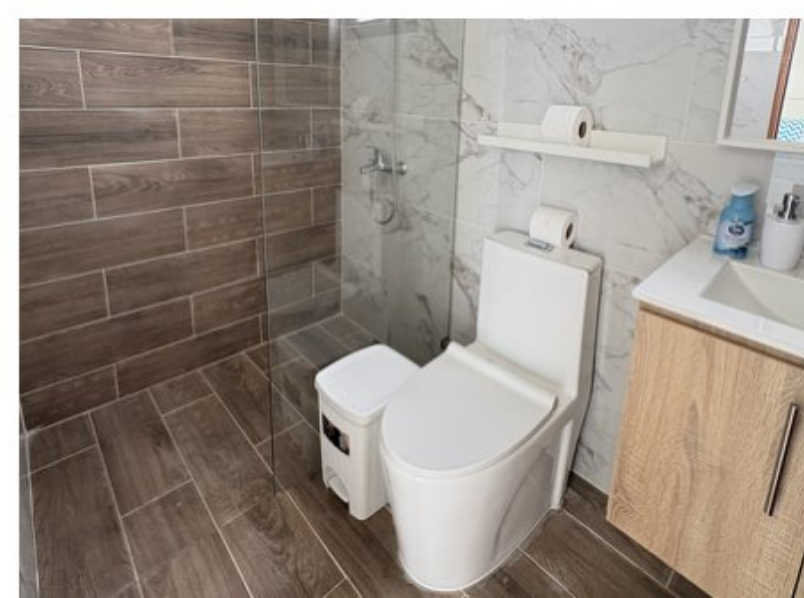
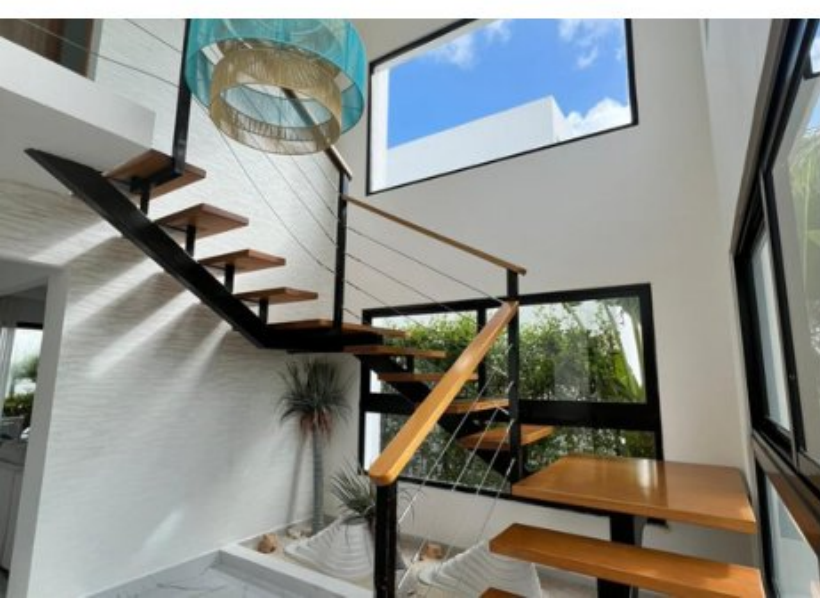
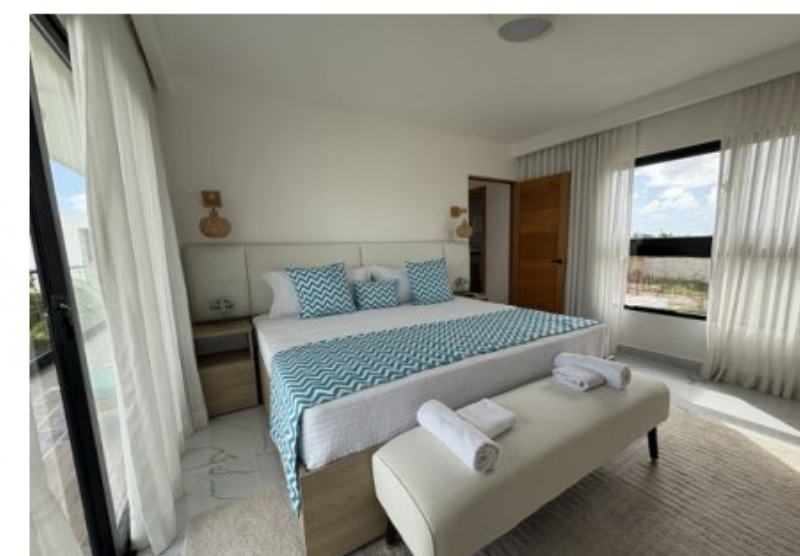
From: \$308,000 USD





Primavera RESIDENCES IV

-  2 Levels
-  Living room
-  Dining room
-  Kitchen
-  3 Bedroom
-  2.5 Bathrooms
-  Laundry area
-  2 Parking lots
-  Backyard
-  Pool
-  207.88 m² of construction
-  320 mts² lots



From: \$323,500 USD





Z Villa

Primaveral
RESIDENCES IV

-  **2 Levels**
-  **Living room**
-  **Dining room**
-  **Kitchen**
-  **3 Bedroom**
-  **Laundry area**
-  **2.5 bathrooms**
-  **2 Parking lots**
-  **Backyard**
-  **Pool**
-  **194 m² of contruction**
-  **260 m² lot**



From: \$290,000 USD



Models

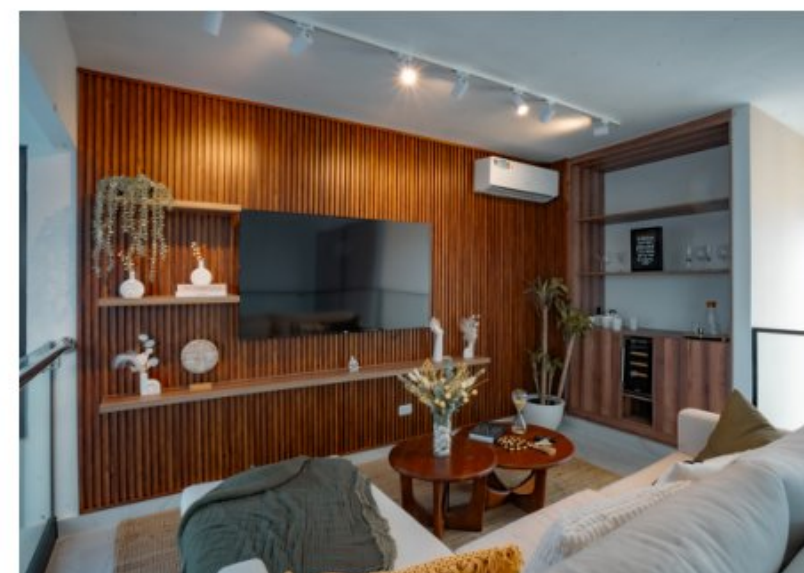
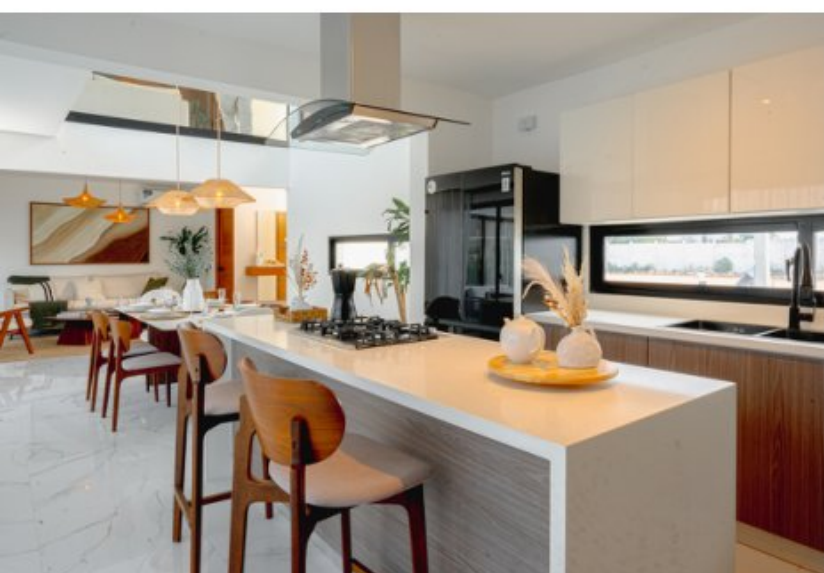
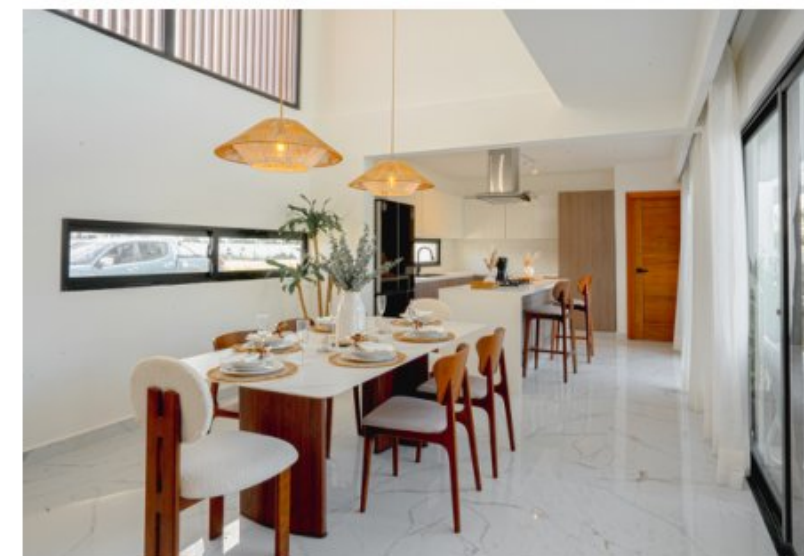
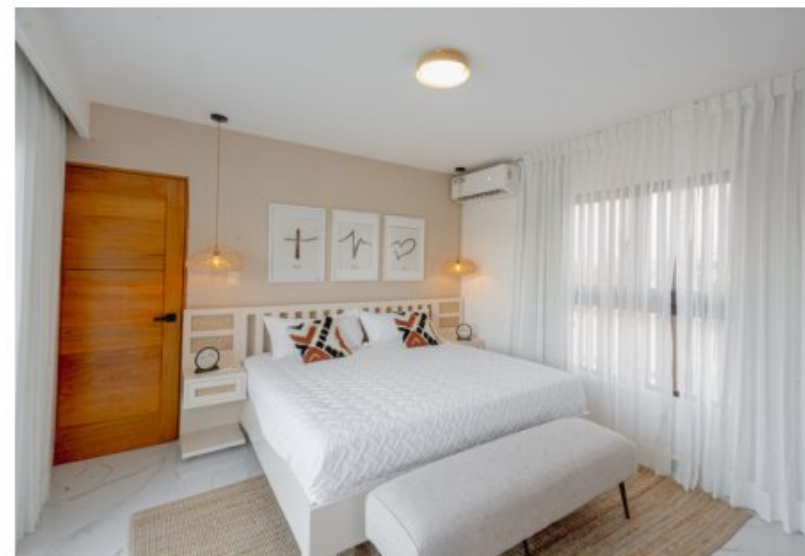
Budget #3 / \$350,000-\$402,000 USD





Primaveral RESIDENCES IV

-  2 Levels
-  Living room
-  Dining room
-  Kitchen
-  3 Bedrooms
-  Laundry area
-  4.5 Bathrooms
-  2 Parking lots
-  Backyard
-  Pool
-  275 m² of construction
-  396 m² lot



From: \$402,700 USD





Primaveral
RESIDENCES IV

-  **1 Level**
-  **Living room**
-  **Dining room**
-  **Kitchen**
-  **3 Bedrooms,**
-  **Laundry area**
-  **3.5 Bathrooms**
-  **2 Parking lots**
-  **Backyard**
-  **Pool**
-  **223 m² of construction**
-  **237.06 m² lots**



From: \$350,750 USD

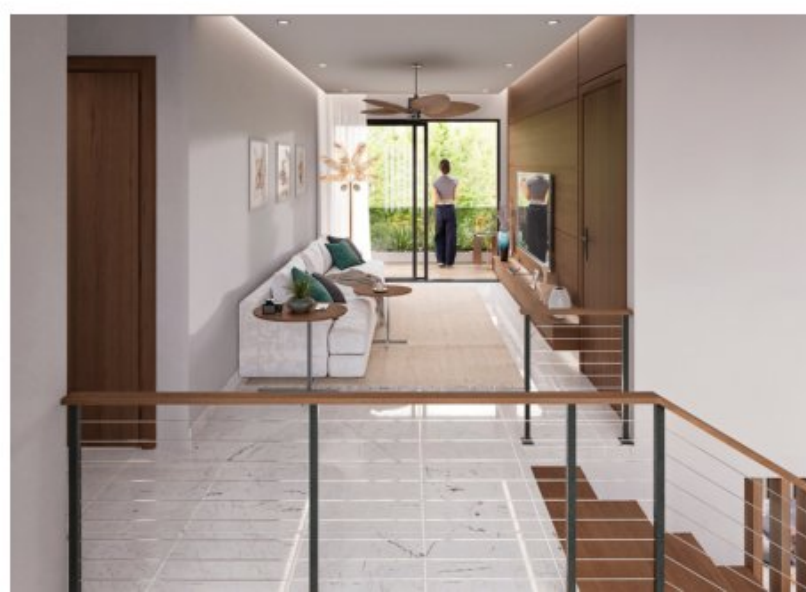
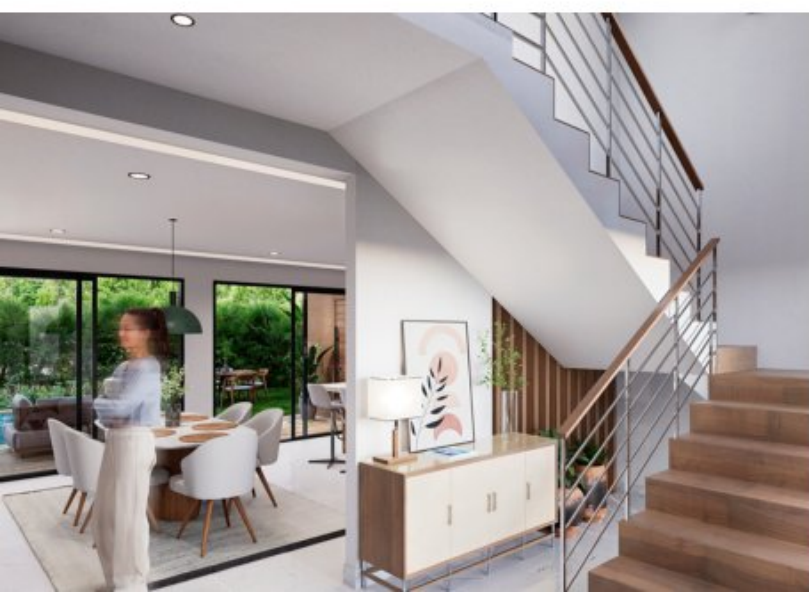




G Villa

Primaveral
RESIDENCES IV

-  **2 Levels**
-  **Living room**
-  **Dining room**
-  **Kitchen**
-  **4 Bedrooms**
-  **Laundry area**
-  **3.5 Bathrooms**
-  **2 Parking lots**
-  **Backyard**
-  **Pool**
-  **254 m² of construction**
-  **303 m² lot**



From: \$375,000 USD



Primaveral
RESIDENCES IV

Lots

Find available land lots in
Primaveral Residences IV.

Reserva con:

US\$ 500



LOTS Payment Plan

Reserve with: \$500^{USD}

20%

You have 2 months from the reservation to complete 20% upon signing the contract.

80%

You can finance it through the construction company for up to 7 years.



Payment Plan UNITS



Reserve with: \$2,000 USD		
INICIAL (A la firma de promesa de compra)	CONSTRUCCIÓN	PAGO FINAL (Contraentrega)
20%	20%	60%





**REAL ESTATE COMPANY DEDICATED TO THE
MANAGEMENT, CONSTRUCTION, AND
PROMOTION OF RESIDENTIAL PROJECTS.**

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The background is a solid blue color with a subtle, repeating pattern of various tropical leaves, including palm fronds and monstera leaves, in a slightly darker shade of blue.

Primavera

RESIDENCES IV