

# PROPERTY BROCHURE

Mundo Urbano · 29 Apr 2026

Key: CAVeRNN01521

ID: casa-con-uso-de-suelo-en-venta-en-roma-norte

Operation: Venta

## Property for Sale in Roma Norte with multiple usage

House for Sale · 1,323 m<sup>2</sup> · Historic Architecture · Multiple Functional Spaces  
jalapa, 65, roma norte, cuauhtemoc, Ciudad de México

ASKING PRICE

**\$ 162,000,000 MXN**



**11**

BEDROOMS



**4**

full baths

+ 6 half (½)

BATHROOMS



**4**

PARKING



**1323.60**

built area

+ 695 additional m<sup>2</sup>

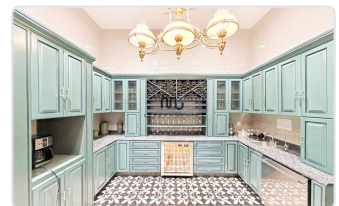
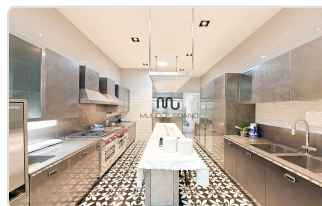
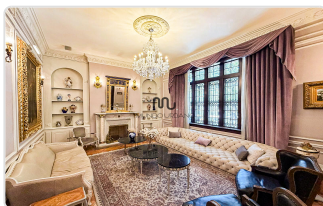
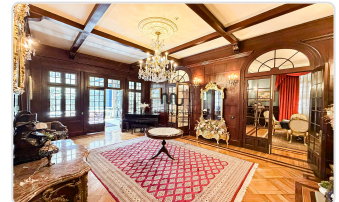
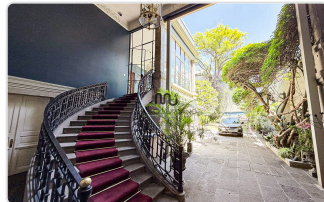
SQUARE METERS

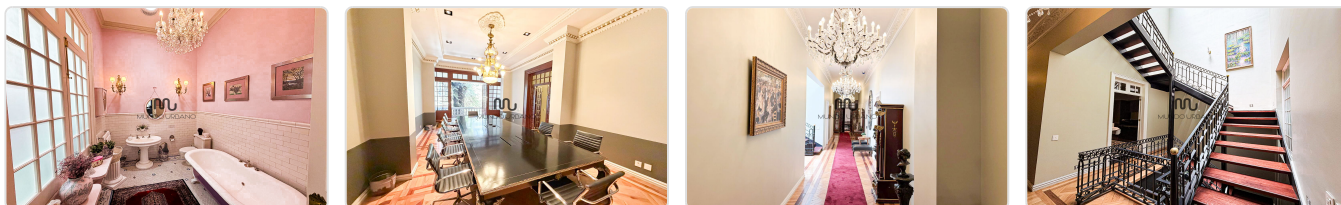
## KEY FEATURES

- Garden
- Línea Blanca
- Laundry Area
- 1/2 bathroom for visitors
- Terraza / Balcón
- Cuarto de servicio con baño
- Parking for visitors
- Storage Room
- Pet-friendly
- A/C
- Furnished
- Dining Room
- Living Room
- Equipped kitchen
- Family

## PROPERTY GALLERY

Preview of the main areas





## DESCRIPTION

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INBA Protected Historic Residence – For Sale or Lease

Heritage architecture · Residential and office use · Garden and terraces  
Roma Norte – Mexico City

This INBA-protected residence blends the value of historic architecture with high-quality contemporary interventions, creating a sophisticated, functional space with a unique identity, including mural artwork by renowned artists such as Chango Cabral.

The property offers an environment surrounded by remarkable trees over 50 years old, absolute privacy, and green views from most areas, creating a quiet retreat that is increasingly rare to find in the city.

### General Features

- Property listed and protected by INBA
- Over 100 years of history, in excellent condition
- High-end renovations, including structural reinforcement
- Zoning: Residential, offices, and consulting rooms (ideal for psychologists or similar professionals)
- Spaces with abundant natural light and architectural character
- More than 19 functional spaces (bedrooms, offices, library, living areas, etc.)

### Areas

- Land: 695 m<sup>2</sup> (7,481 sq ft)
- Total construction: 1,323.60 m<sup>2</sup> (14,247 sq ft)
- Office and social areas: 877.46 m<sup>2</sup> (9,445 sq ft)
- Independent apartment: 234.11 m<sup>2</sup> (2,520 sq ft) + 188.56 m<sup>2</sup> terrace (2,029 sq ft)
- Maximum allowed construction: 2,166.40 m<sup>2</sup> (23,320 sq ft)

### Social & Representative Areas

- Architectural staircase and grand entry hall
- Main living room with fireplace
- Formal dining room with fireplace
- Distribution hall with fireplace
- Breakfast area
- Large terrace ideal for events or gatherings
- Garden with fountain surrounded by mature trees
- Balconies and green views from multiple spaces

### Work & Collaboration Spaces

- Office reception area
- Main executive office
- Secondary private office
- Private library
- Five additional spacious office or work areas
- Large boardroom with terrace access
- Gallery or showroom with independent access
- SITE room (video, audio, and data systems)

#### Independent Apartment

- Independent upper-level access
- 2 spacious bedrooms with continuous balcony
- 2 full bathrooms + 2 guest powder rooms
- High-end kitchen (Sub-Zero appliances)
- Living and dining area with access to a large private terrace
- Laundry area

#### Service & Support Areas

- Industrial-grade kitchen with premium equipment
- Secondary kitchen for office use
- Pantry with wine storage
- Cinema room
- 4 powder rooms on the ground floor
- 2 additional full bathrooms
- 2 staff quarters
- Laundry area
- Archive and storage rooms
- Potential to install elevators in different sections

#### Architecture & Details

- Large-format windows with excellent natural light
- Imported chandeliers
- Preserved original architectural details
- Carefully integrated contemporary elements
- Green views from multiple areas
- A rare sense of privacy and tranquility for the neighborhood

A truly exceptional property that combines history, character, and modern functionality — ideal for projects seeking a space with identity, presence, and architectural significance.

Contact us for more information or to schedule a private showing.