

GIN Author  
Spaces

**umbral**<sup>®</sup>  
PROPIEDAD RAÍZ



We believe in the dual nature of modern spaces: home and business.

That's why GIN offers modular and divisible apartments, amenities of a boutique hotel (rooftop with panoramic pool, coworking, social kitchen, gym), and an operation designed to support short-term rentals.

This versatility turns each unit into a living asset: you enjoy it, you live in it, and you monetize it.

GIN is the answer for those seeking more than square meters: it's for those who want an asset that works by itself. It's for investors who understand that Medellín is a growing destination, with sustained tourism and a strong demand for quality lodging.

Here, you find the real possibility of combining patrimonial peace and recurring cash flow.

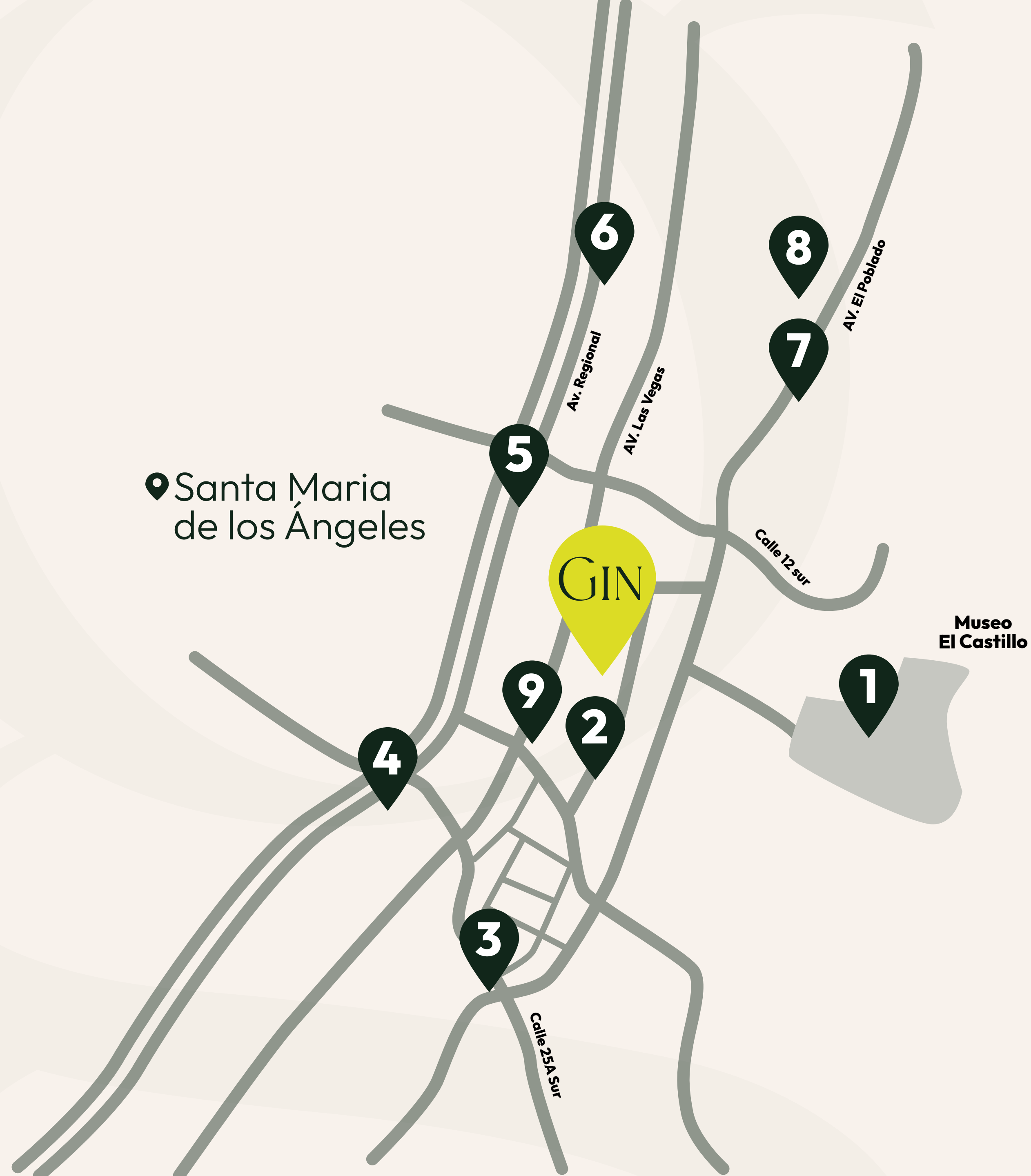




GIN  
Espacios  
de autor

um

Illustrative image\*



# GIN

Espacios de autor

1. Country Club
2. Chamber of Commerce
3. Sao Paulo Plaza
4. Ayurá Metro Station
5. Aguacatala Metro Station
6. Eafit University
7. Santa Fé Mall
8. Oviedo Mall
9. Campestre Clinic





# The art of inverting — with style —

- Prime tower
- 4 apartments per floor
- Only 55 apartments
- Versatile spaces
- EDGE sustainability certification

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I love  
MedeGIN

GIN  
Espacios  
de autor



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Espacios  
de autor



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# MedeGIN

It's a trend

You can be part of this...

In 2025  
Between 1.8 and 2 million  
tourists visited Medellín.

**InvestWe — short-term rental market analysis**

Indicates that areas such as El Poblado lead in occupancy and appreciation within the short-term rental market, positioning El Poblado as a priority zone for this model.

**El Colombiano — tourism figures and high-demand areas**

Reported tourism growth in Medellín and highlighted the concentration of tourist activity in sectors like El Poblado, reinforcing the narrative of sustained demand.

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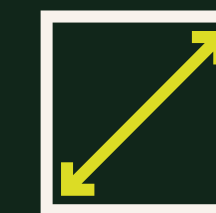
Illustrative image\*



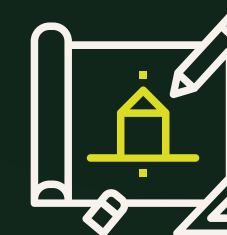
Privileged Location  
El Poblado, Santa María de los Ángeles



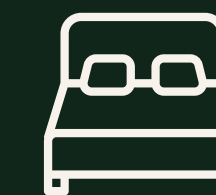
Apartments with parking  
and storage room



Areas from  
96m<sup>2</sup>\* a 147m<sup>2</sup>\*



Modern architecture  
Modular and flexible layouts



2 or 3 bedrooms  
+ study

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A man wearing a white long-sleeved shirt, a straw hat with a dark band, and a tool belt is standing next to a large, vibrant floral arrangement. The arrangement is composed of many different types of flowers in various colors, including red, yellow, orange, pink, purple, and white. The man is looking towards the right side of the frame. The background shows a building and some greenery.

MedeGIN  
Short-Term Rentals

Medellín stands out in tourism and profitability • El Poblado continues growing • Demand keeps increasing

Secure Your Investment

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Illustrative image\*

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Short-Term Rentals

Live in it  
whenever you want

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Rent it  
when you're away

GIN turns every square meter  
into an income generator.

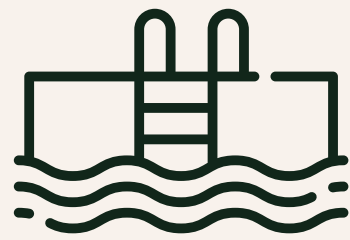








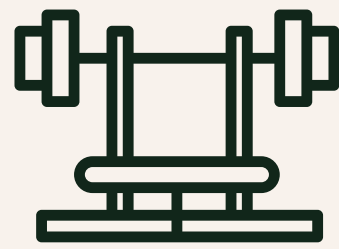
Rooftop amenities



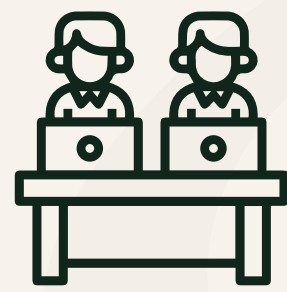
Panoramic  
pool



Lounge



Gym

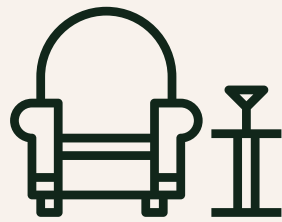


Coworking



Social  
kitchen

Other amenities



Lobby



Private  
garden park













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**Apt 03A**  
Area: 86.67m<sup>2</sup>\*

**Apt 03B**  
Area: 49.08m<sup>2</sup>\*

**Apt 02B**  
Area: 29.80m<sup>2</sup>\*

**Apt 02A**  
Area: 57.45m<sup>2</sup>\*

**Apt 04A**  
Area: 113.90m<sup>2</sup>\*

**Apt 04B**  
Area: 33.85m<sup>2</sup>\*

**Apt 02**  
Area: 111.10m<sup>2</sup>\*



— Typical Floor Plan —  
**Odd floors**

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**Apt 03**  
Area: 131.89m<sup>2</sup>\*



**Apt 04**  
Area: 147.75m<sup>2</sup>\*



**Apt 02**  
Area: 97.10m<sup>2</sup>\*



**Apt 02**  
Area: 96.30m<sup>2</sup>\*

## — Typical Floor Plan — Even floors

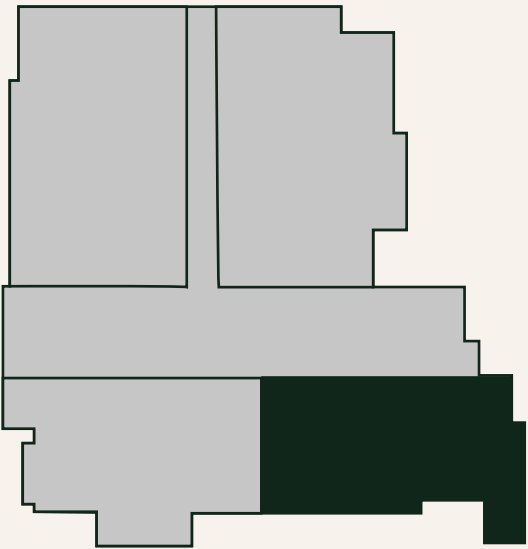
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Apartment  
**Type 1A**

**96.30m<sup>2</sup>\***



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Apto 1  
111.10m<sup>2</sup>\*

Apartment  
**Type 1A**

**Modular**

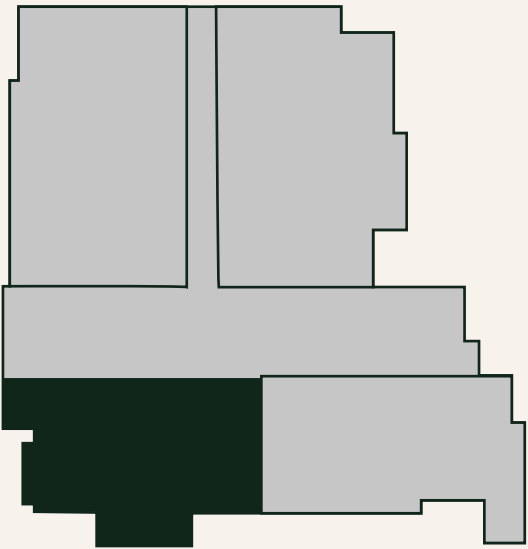
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Apartment  
**Type 2B**

**97.10m<sup>2</sup>\***



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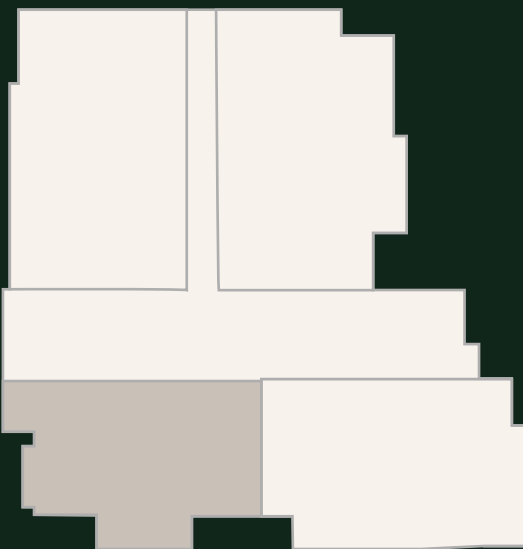


Apto 2  
57.45m<sup>2</sup>\*



Apto 1  
29.80m<sup>2</sup>\*

Apartment  
Type **2B**  
**Modular**



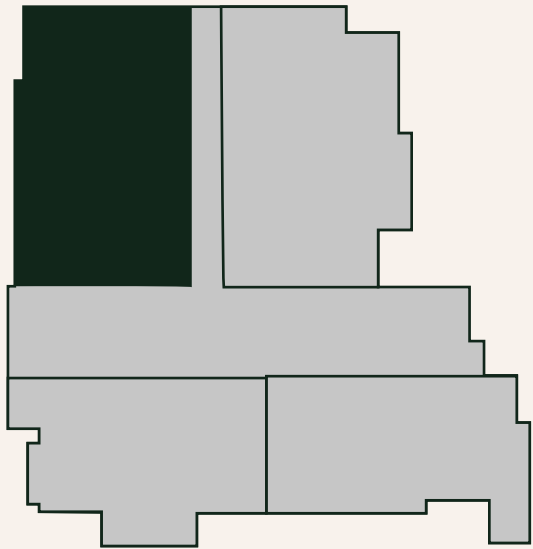
GIN  
Author Spaces





Apartment  
**Type 3C**

**131.89m<sup>2</sup>\***



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Apartment  
**Type 3C**

**Modular**

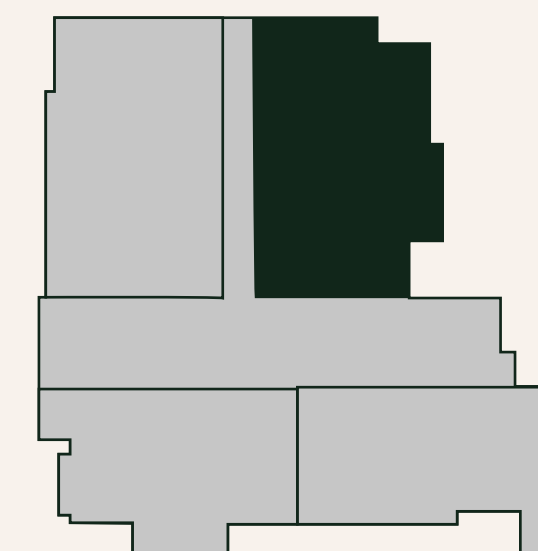
**GIN** Author Spaces





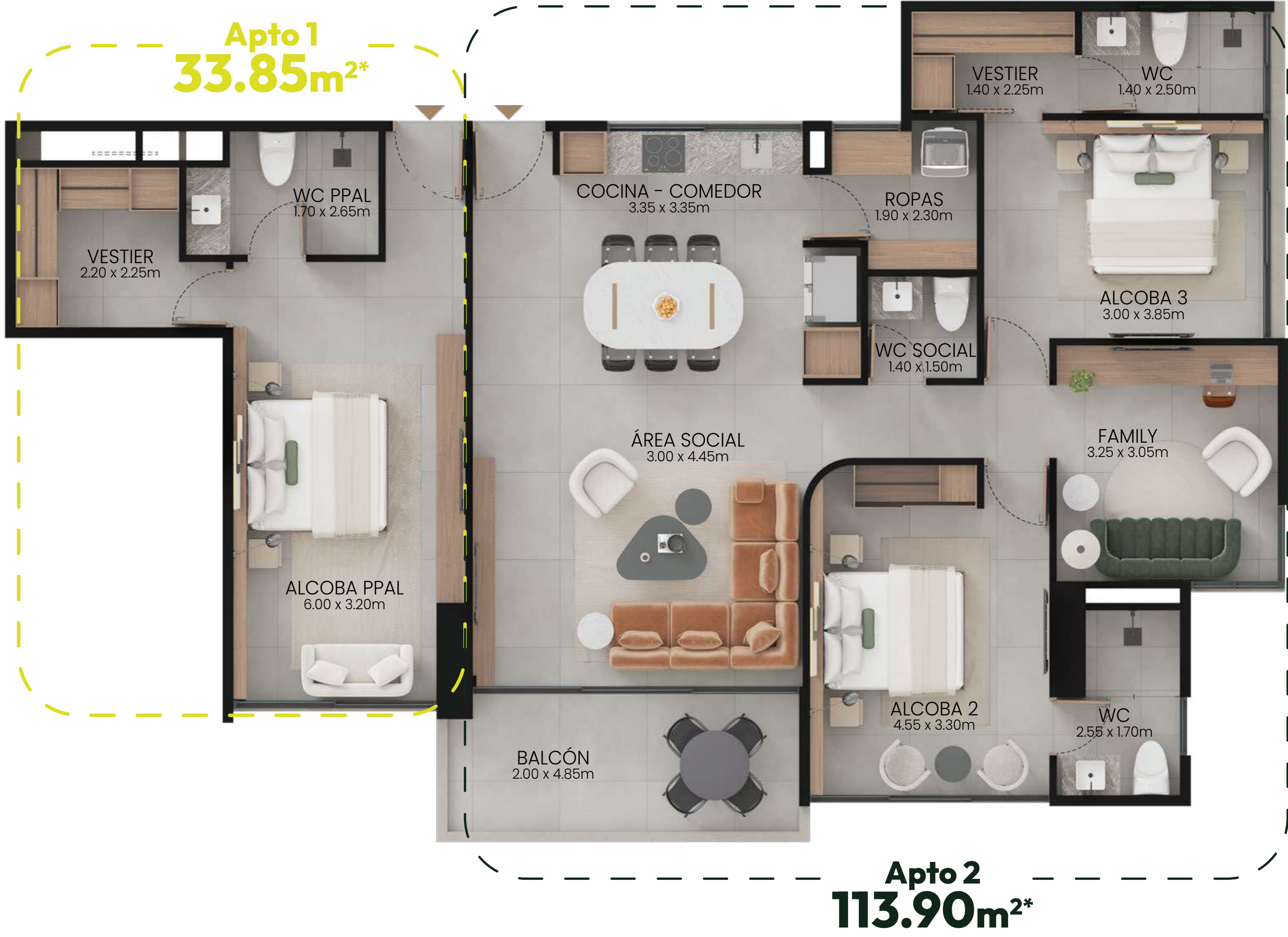
Apartment  
**Type 4D**

**147.75m<sup>2</sup>\***



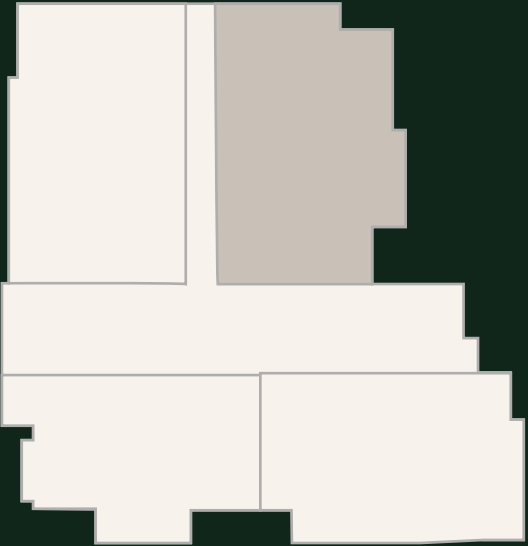
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Apartment  
**Type 4D**

**Modular**



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North view

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Real photo\*

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South view

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Author  
Spaces

Real photo\*

um



East view

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Real photo\*

um



West view

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Author  
Spaces

Real photo\*

um





📍 El Poblado, Santa Maria de los Angeles

313 379 8486



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The project is under development; therefore, the information presented may change according to technical, regulatory, or architectural design criteria.  
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Interested parties should verify updated commercial conditions directly at the sales room or official channels.  
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