



KITE · NEIGHBORHOOD GUIDE

Escandon

Up and coming. Authentic. Next door to Condesa.

\$900-\$2,000
USD/mo rent

High
Expat density

90/100
Walkability

Very Good
Safety

kite.homes
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RESTAURANTS & BARS

Bar el Bosque

Local classic — great drinks and neighborhood atmosphere.

Cantina el Mirador

Traditional cantina, unpretentious and full of character.

Comal Oculito

Hidden gem — creative Mexican cuisine over live fire.

Tacos Rubens

The neighborhood taqueria. Simple, perfect, non-negotiable.

COFFEE SHOPS

La Octava Estacion

Cozy neighborhood cafe, great espresso and vibe.

Cafe Escandon

Local staple — relaxed, welcoming, excellent coffee.

Cleotilde Barra de Cafe

Specialty coffee bar, one of the best in the area.

KITE TIP

Quiet afternoons in Libreria Amoxtli and Ethra Gallery.

ART & CULTURE

KuriManzutto Gallery

One of Mexico's most important contemporary art galleries.

Casa Luis Barragan

Former home of iconic Mexican architect. A must-visit.

PARKS & OUTDOORS

Bosque de Chapultepec

10 min walk — 686 hectares, world-class museums, lake.

Parque Mexico

Neighboring Condesa park, 15 min walk.

SHOPPING & GROCERIES

Mercado Medellin

Iconic local market — fresh produce, food stalls, atmosphere.

Walmart Express

Convenient supermarket for daily essentials.

HEALTHCARE

Hospital Angeles

Top private hospital, close to the neighborhood.

Tu Doc — Kite Partner

English-speaking doctors, 24/7 via Kite concierge.

COWORKING & WORK

WeWork — Kite Partner

Premium coworking nearby, exclusive Kite benefits.

RENT RANGES 2026

1 BEDROOM

\$900 - \$1,400 USD/mo

Good building, furnished options.

2 BEDROOMS

\$1,400 - \$2,000 USD/mo

Modern amenities, great value.

PENTHOUSE / 3BR

\$1,800 - \$3,000 USD/mo

Premium units, terrace, city views.

Kite typically saves clients 8-15% off asking price.