

# Prime Mixed-Use Lot - 1.18 Acres Near Atenas Center

Atenas, Alajuela

For Sale

# \$180,000

ID: 24351

- Property Type: Land
- Size: 4,805 sq m
- 1.19 Acres



- Close To Schools
- Investment Opportunities
- Close To Shops
- Close To Transport

## Property Description

**Location:** Atenas, Costa Rica  
**Size and Location:**• Total area: 4,805 m<sup>2</sup> (1.18 acres)• Just 5 minutes from the center of Atenas• 27 minutes from the main town and essential services• Located on Carretera Vieja 3, east of the city center• Peaceful and convenient environment with quick access to main roads  
**Zoning and Use:**• Fully usable mixed zoning• Ideal for residential, commercial, or multi-purpose development• Perfect for building private homes, apartments, rental cabins, or small commercial premises• Flat to gently sloped terrain that allows for multiple construction options• Clearly defined property boundaries and deed ready for transfer  
**Access and Services:**• Easy access to all Atenas amenities: schools, shops, banks, and restaurants• Quick connection to Route 3 and the highway toward Alajuela and San José• Frontage on a public street ensuring excellent accessibility• Water and electricity available at the property line• Internet and telephone services available in the area  
**Landscape and Potential:**• Picturesque and peaceful lot with beautiful mountain and valley views• Ideal for eco-friendly or boutique-style projects• Fertile soil suitable for gardens, landscaping, or small-scale agriculture• Mature trees and a natural setting providing privacy and charm• Excellent opportunity for investors or developers seeking a prime location  
This first-class property combines convenience, versatility, and scenic charm — a unique opportunity for investment or development in Atenas!

+506-2787-0223

50 Meters North of the Roca Verde Hotel Dominical, Bahía Ballena,  
Punternas, Costa Rica 60504



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