

# Land For Sale

📍 Santa Cruz, Guanacaste

For Sale

# \$153,000

ID: 1119585730

- Property Type: Land
- Size: 38,261 Square metres
- 9.45 Acres



## Property Description

This property holds significant potential for long-term investment, boasting an area of 3,8261 hectares (9,45 ACRES) with 1.023 feet's (312 mt.) of road frontage on the Ruta del Sol, strategically located between Playa Lagarto and Playa Marbella. It presents the perfect opportunity to own a regenerating secondary forest, ensuring a protected area with century-old trees of considerable size and grandeur, fostering abundant wildlife including monkeys, coatimundis, anteaters, and various bird species. The property has potential public water supply from the Venado ASADA that is currently being extended, and with some not expensive improvements, access to this public resource will be available. Situated just a 10-minute drive south is the renowned Marbella Beach, celebrated for its perfect waves beloved by surfers worldwide, along with the beachfront Tiky Hut restaurant. Continuing further south, you'll discover the picturesque San Juanillo Beach and the Ostional Wildlife Refuge, where a rare natural spectacle unfolds during the rainy season as hundreds of thousands of sea turtles converge to lay their eggs in the volcanic sand.

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50 Meters North of the Roca Verde  
Hotel Dominical, Bahia Ballena,  
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