



Lantana Real Estate



Premium Commercial Lot—Playa del Coco, Guanacaste Offered at: \$950,000

Asset Overview

Location: Sardinal, Carrillo de Guanacaste

Address: on the main boulevard 300 South from the Hard Rock Café

Zoning: Commercial or residential

Size of Lot (in SqM): 5,418

Construction on property: small house at front of property

Current Occupancy: Delivered empty



Opportunity Highlights

- Owner Financing Available: Buy this property with only 30% down payment
- Cash Sale Discount: Owner is willing to reduce price for quick sale to buyer who provides proof of funds with offer

Property Features

- Location Location Location: This property is located right on the main boulevard just steps away from the Hard Rock Café, Automercado, Pacifico residential development and a short walk to the beach
- Current construction on property, a house, can be rented immediately to generate income for buyer while plans for residential or commercial development are finalized
- Possible uses for property: endless opportunities for development and income generation from this piece of property due to its zoning and amazing location

Market Overview:

- Playa del Coco is a economical hub of Guanacaste, one of the top tourist destinations in the country
- Short 28 minute drive to Liberia International Airport; new international flights added in 2017 with more expected in 2018
- Growing demand for commercial development within Coco
- Volume and prices of residential properties in the vicinity continue to steadily increase

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