

\$3,990,000 - Casa Alegria, Paseo Miraflores, Flamingo

MLS® #costa_rica_3205

\$3,990,000

5 Bedroom, 6.00 Bathroom, 464 Sqm

Residential on 457.00 Sqm

Las Catalinas, Flamingo, Guanacaste

Introducing Casa Alegria at 2 Paseo Miraflores in the enchanting Las Catalinas, a newly custom-built masterpiece that redefines luxury and detail. This exceptional 5-bedroom, 5.5-bathroom home is a true testament to meticulous craftsmanship and offers an unparalleled living experience. This home is located in the heart of Las Catalinas, a beachfront car-free community that offers the perfect blend of nature, luxury, and convenience. Spanning an impressive 5,000 square feet, this residence showcases a harmonious blend of Grecian and Italian influences, creating a timeless and elegant design. The innovative built-in furniture throughout the house not only reduces clutter but also adds an abundance of space and sophistication to each room. As you enter, you are greeted by a welcoming private courtyard adorned with beautiful potted tropical plants, setting the stage for what awaits inside. The stunning custom baby blue arched front door with black accents provides a captivating focal point, and a peek-a-boo door ensures privacy and security. One of the distinguishing features of Casa Alegria is that it is one of the very few homes in Las Catalinas that offers both jungle and ocean views, allowing you to bask in the splendor of nature from every window. Each room has been thoughtfully and uniquely decorated, with an abundance of window and glass patio doors that flood the spaces with natural light and provide breathtaking views. The expansive kitchen and dining room,



with patio doors opening to a terrace, is a culinary enthusiast's dream. An oversized stone island with concrete details, handmade tiles on the hood above the gas range, and an abundance of counter space make this a perfect space for creating culinary masterpieces. The living room is a sanctuary of comfort, boasting super-soft carpets and an arched sitting area with views. A gorgeous bar, just off the living room, adorned with tiles from Belgium and Paris, adds a touch of European charm to your evenings. A special mention goes to the lavender staircase, hand-painted with micro-cement, featuring a unique shape and design that is sure to impress. Upstairs, you'll find two dueling master bedrooms, each with its own ensuite bathroom and private coffee area in the middle. The top floor showcases extra high ceilings, and each master bedroom boasts its own unique features, including built-in furniture, stone rain showers, and even an outdoor stone tub with stunning views of the sky and ocean. Downstairs, you'll discover two guest bedrooms with custom built-in furniture and ensuites, one with a tub, and a studio apartment, all uniquely designed and thoughtfully appointed. The media room, nestled in the middle, is perfect for entertaining with its extra-long couch that can convert into two twin beds. The studio apartment comes with a private enclosed terrace with a fountain, and a kitchenette, making it a potential rental separate from the main house. The home also offers an elevator shaft, which is currently used as an office and storage space, providing ample room to store your belongings. It is ready should its next owner want an elevator in the home. Interesting balconies made from personally designed concrete blocks add a touch of intrigue to the exterior, creating a captivating visual experience day and night. Casa Alegria is not only a marvel of design but also offers the utmost in

convenience. It's just steps away from the beach, an array of restaurants and shops, a high-end grocery store with a wine cellar, a spa, fitness centers, a wellness center, and a top-notch Beach Club with multiple pools and a gym, ensuring a seamless blend of tranquility and accessibility. Located within the Beachfront car-free community of Las Catalinas, the house is conveniently close to the parking lot for guests. Additionally, miles of hiking and biking trails through the jungle provide ample opportunities to spot wildlife. Whether you're seeking a permanent residence or an investment property, Casa Alegria is the perfect luxury beach home. There are plenty of activities to keep you busy, school buses pick up children for school, and it's renowned as an award-winning travel location. Join us in paradise with Casa Alegria, the "House of Joy" that promises to bring you immense happiness and a lifetime of cherished memories. Brokered & Advertised by: Melanie Engel, Flamingo Beach Realty

Essential Information

MLS® #	costa_rica_3205
Price	\$3,990,000
Bedrooms	5
Bathrooms	5.5
Half Baths	1
Total Baths	6
Building Sqm	464
Lot Sqm	457.00
Type	Residential
Sub-Type	Single Family Attached
Status	Active

Community Information

Address	Casa Alegria, Paseo Miraflores
Subdivision	Las Catalinas

City	Flamingo
County	Santa Cruz
State	Guanacaste
Postal Code	50304

Additional Information

Date Listed	November 29th, 2023
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