

\$2,500,000 - 4 Turnkey Villas And 4 Shops In The Center of Santa Teresa, Santa Teresa

MLS® #costa_rica_405

\$2,500,000

7 Bedroom, 5.00 Bathroom, 535 Sqm

MultiFamily on 1066.00 Sqm

, Santa Teresa, Puntarenas

This mixed-use property is located in the heart of Santa Teresa and is only a 3-minute walk to the beach. It is an excellent opportunity to purchase an income earning property that combines both villas and commercial spaces. The property consists of a total of 4 villas and 4 shops on a property that measures 1,066m². Each of the 4 shops are approximately 50m² in size. Currently the middle two shops have been combined into one larger shop of approximately 100m². This layout could be kept as-is with one larger unit in the middle or new owners could easily convert the middle unit into two separate shops again. All of the shops have renters in place. There is a parking lot in front of the shops with parking for 5 cars. Behind the shops are the villas. There are two 2-bedroom/1-bath villas, one 1-bedroom/1-bath villa, one 2-bedroom/2-bath villa, and 4 commercial shops. Each villa is turnkey and has A/C, hot water, high-speed fiber optic Internet, and cable TV. The property is gated with a caretaker living on-site for security and convenience. There is parking available for guests on the property and there is also a covered racho with barbecue for communal use. Each of the two 2-bedroom and 1-bathroom villas are approximately 100m² in size. Each has a fully-equipped kitchen and living area, one large bedroom with 2 queen beds, a 2nd bedroom with a queen bed, one bathroom, and a private



balcony with hammock that overlooks the shared gardens. The 1-bedroom/1-bath villa is approximately 50m2 and has a living room, full kitchen, and a private outside patio with hammock. The 2-bedroom/2-bath villa is a two story home of approximately 85m2 with a large living room, full kitchen and an outdoor patio with hammock. The entire property is connected to the AyA public water system and ICE electricity. There is the potential of adding a 3rd story to the building thus creating other rental units. There is also the potential to add a pool which could be shared by the guests of the 4 villas. This is an active commercial property where financials are available upon request. This property has a ton of potential! Its location is fantastic and has a solid rental history. Located only a 3 minutes' walk to the beach, shops and restaurants, this is a must-see property for anyone looking to purchase a strong income earning property in Santa Teresa. Contact us today for more information and/or to schedule a private showing.

Essential Information

MLS® #	costa_rica_405
Price	\$2,500,000
Bedrooms	7
Bathrooms	5.00
Total Baths	5
Building Sqm	535
Lot Sqm	1,066.00
Type	MultiFamily
Status	Active

Community Information

Address	4 Turnkey Villas And 4 Shops In The Centerof Santa Teresa
City	Santa Teresa
County	Puntarenas

State	Puntarenas
Postal Code	60111

Additional Information

Date Listed	July 26th, 2023
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