

# Versatile Mixed-Use Property Near Downtown Atenas

# \$499,000

ID: 22073

📍 Atenas, Alajuela

Property Type: Single Family Homes • Bedrooms: 3 • Size: 2,112 SQ M • Built: 2009



- Status: Active/Published
- Close To Shops
- Parking Spaces
- Close To Transport
- Close To Schools
- Internet

## Property Description

This mixed-use commercial/residential property is located on the road connecting Atenas and La Garita, just 2 kilometers from downtown Atenas. It is ideal for a professional project or simply as a residence. The property consists of three separately registered lots. A single-story house sits on one of the lots and consists of 3 bedrooms, two bathrooms, an office, a large kitchen/dining area, and a great living room. Additionally, there is a large covered outdoor terrace. The laundry room is separate. The kitchen was renovated in 2022. Outside, there are two small structures currently used for storage, as well as a carport. There is ample space on the property for additional construction, including a pool. The land is adorned with numerous plants, shrubs, and trees of various types. A major advantage of this property is the permit allowing for commercial activity, being situated on a main road, near a private school and an event center.

## Additional

- ID 22073
- Active/Published
- 3 Bedrooms
- For Sale
- Single Family Homes
- Parking Spaces : 2
- \$499,000
- 2 Bathrooms

**Costa Rica Direct: 506 8443 7173**

**US Number:**

Address: 100 meters west of the Ebais San Francisco Coyote, Nandayure,  
Guanacaste. Address: 100 metros al oeste de Ebais San Francisco Coyote,  
Nandayure, Guanacaste.