

# Exclusive Beachfront Estate

📍 Cobano, Puntarenas

For Sale

# \$9,200,000

ID: 25531

- Property Type: Land
- Size: 10,670 sq m
- 2.64 Acres



- Beach Front
- Investment Opportunities
- Beach Properties
- Concession

## Property Description

This exceptional beachfront property represents a rare opportunity in the heart of Santa Teresa, combining prime oceanfront positioning, development versatility, and remarkable natural beauty. The estate spans a total of 10,669.93 m<sup>2</sup> and is composed of multiple land classifications that significantly enhance its value and potential. A total of 7,308 m<sup>2</sup> are concession land, valid through November 2031, zoned Residential Recreational, allowing up to 50% building coverage for residential development. Conditional commercial use may also be pursued, opening the door to a boutique hotel, restaurant, or hospitality-focused project, subject to approvals. An additional 1,655 m<sup>2</sup> of protected land provides an ideal setting for landscaped gardens, walking paths, and tranquil outdoor spaces, enhancing the overall experience and environmental integration of the property. Complementing the beachfront portion is 1,706 m<sup>2</sup> of commercial land with direct frontage on the main road.

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50 Meters North of the Roca Verde Hotel Dominical, Bahia Ballena,  
Punteranas, Costa Rica 60504

