

Commercial For Sale

 Canoas, Puntarenas

\$450,000

ID: CR26006420M

- Property Type: Commercial



- Status: Available

Property Description

This versatile property offers the perfect balance of **COMMERCIAL POTENTIAL** and **PRIVATE LIVING** situated on the Costa Rican side of the Paso Canoas border. Located just one kilometer from the international crossing, the property features approximately 25 METERS OF ROAD FRONTAGE on the Interamerican Highway, ensuring **MAXIMUM VISIBILITY** for any business venture. The front of the property is optimized for commerce with approximately 400 square meters of construction, currently housing a local church. This mostly metal structure provides a **LARGE OPEN FOOTPRINT** that can be easily adapted for retail, warehousing, or specialized services. Being within 2 km of the border, the property is administered by **INDER**, ensuring an organized and **TRANSFERABLE TRANSITION** for the next owner. Tucked away from the roadside business is a **SOLID CONCRETE PRIVATE HOME** built in 2007, featuring three spacious bedrooms and one bathroom.

Additional

- ID CR26006420M
- Available
- Unfurnished
- For Sale
- Commercial
- Stories : 1
- \$450,000
- Parking Spaces : 8
- Year Built : 2007

+506 7063-0802

Plaza Tierra Pacifica, Centro Comercial, Local #2, Guanacaste
Province, Playa Junquillal, Santa Cruz, 50303, Costa Rica

