



TRES AMIGOS
REALTY GROUP

Will Matthews

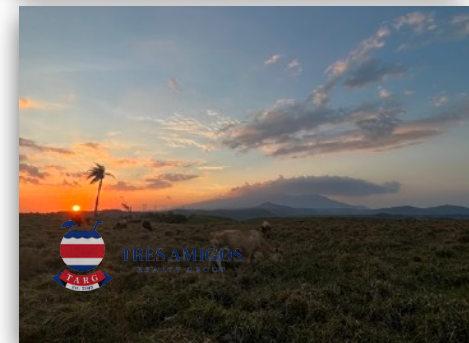
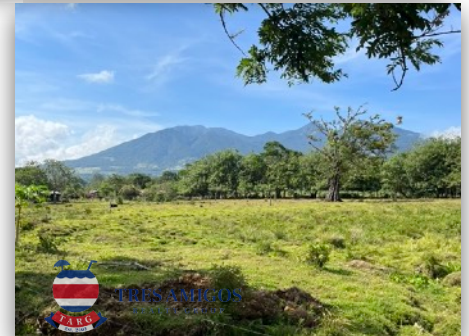
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Your Partner in Finding Paradise



AGUAS CLARAS - FINCA PERFECTA - 6 HECTARES - PROFITABLE OPERATION - \$489,000

FINCA PERFECTA is a six hectare, profitable, working farm, walking distance to the village of Aguas Claras and only 10km to the larger town of Guayabo Costa Rica. The farm features a small house suitable for a caretaker's residence or renovation and the garden outside features many beautiful trees and flowers. Half of the farm is currently used to grow cucumbers, peppers and some bananas. The other half is used for pasture for a small calf fattening operation. There is a creek and a natural spring on the property as well as a small pond for raising tilapia. The property has muni water and electricity. There are a few outbuildings including a corral, small drive shed and loading area for cattle. The produce from the farm is sold to CENADA and they pick it up by truck and distribute it to San Jose and other areas. The property has AMAZING views of both the Miravalles and Rincon del la Vieja volcanoes and there are many places to build a large house, cabinas or a small hotel with breathtaking vistas. This property could easily become self-sufficient and off-grid if someone wanted to do that. Farmers, developers, preppers, escapists, or those looking to open an agri-tourism business should take a serious look at this opportunity in an area where you can grow almost anything. Contact me today for more information.