

# FOR SALE

## \$ 749,000.00 USD

Costa Rica - Alajuela  
San Carlos - La Fortuna  
Listing ID: 400193286077

This rare offering presents over 102,853 m<sup>2</sup> of flat, fully usable land in the growing Zona Fluca corridor, complete with an existing 2,500 m<sup>2</sup> packing and processing station. Properties of this scale, infrastructure, and location are increasingly difficult to find, making this a standout acquisition for investors seeking immediate utility and long-term appreciation. The terrain is level and highly functional, allowing for efficient development, expansion, or continued agricultural production. The on-site packing facility provides a significant operational advantage for agribusiness, distribution, export operations, or logistics-based enterprises, eliminating the need for costly initial construction. The size and layout of the property also lend themselves to subdivision, mixed-use development, or commercial transformation, subject to local planning considerations. Zona Fluca is recognized as a strategic agricultural and commercial hub, benefiting from strong regional infrastructure, accessible transportation routes, and proximity to established farming operations and business activity. The surrounding



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