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Costa Rica Oceanview Lot 1.75 Acres!! Owner Financing - Reduced!

Price: \$9,800.00

Ad ID: 108679553

Visits: 366

Address: Calgary, AB
Date Listed: 30-May-09

Great opportunity:

Beautiful land in Costa Rica, Porto Viejo, Caribbean side with ocean view for sale. This is an amazing place to build your dream home or just hold onto as an investment. This is a great deal for a lot this size, check around and you will find that ocean view lots are hard to find at a price like this.

1.75 ACRES is 76,230 square feet or 7,082 m2 for \$ 9,800.00

Land details:

- * Lot # 582 on Surveyed Map
- * Ocean Views with short drives to public owned, ocean beaches - about 3km
- * No need for home heat or ac with avg. temperatures of 72- 82F.

BONUS: Under Costa Rican law, all surface and subsurface rights are the owners, meaning, the valuable hardwood timber on your land is yours to harvest, after final ownership.

Just off the main International Highway to the area, near the town of Porto Viejo legal easement access to each parcel.

Costa Rica building site, hardwood forested land, hilly terrain, with views of the Caribbean Ocean below.

- * Costa Rica land value appreciation has earned 20% yearly or more.
- * Lifestyle and infrastructure are excellent and affordable, causing the major Intel Corporation (as well as many other world leading companies) to choose Costa Rica for a major world base, after they had looked all over the western hemisphere.
- * Costa Rica's current prosperity boom is being fuelled by the emigration of affluent baby boomers from around the world, seeking their own piece of a tropical paradise.
- * English is the 2nd language, spoken fluently by over half of the population.
- * Costa Rica is like a little Hawaii, with world class ocean beaches (by law, no private beachfront ownership allowed, so all may enjoy any of the ocean beachfront) with tropical forests, range land to mountainous terrain, pristine streams and waterfalls, volcanic topography, farming communities to major upscale resorts.
- * Climate on average of 72- 82F, making no need for expensive heating nor cooling systems.

- * First-Class education system, boasting of a 96% literacy rate.
- * The safest of all Central America countries, with only a border patrol, no military, as uses all such funds to put into education and

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social programs. Is a United Nations declared neutral country (as Switzerland).

- * Overall very HIGH quality of life with a very low crime rate.
- * Excellent, affordable medical care with an average lifespan of 80 years.
- * The only democracy in Central America, (200 years of democratic government) with very close ties to the United States.
- * A reputation well earned for hospitable and friendly culture. Costa Ricans enjoy treating others with class and dignity, and is a basis of their culture.
- * SOME OF THE MOST BEAUTIFUL LAND IN THE WORLD, affordable with very low taxes.
- * Unlimited business opportunities with a government eager to attract foreign investors.

Costa Rica boasts a safe form of title registration to protect buyers from hidden claims. In many ways, the Costa Rican system of maintaining property records is far superior to systems in use by more developed countries such as the United States. All documents are centered in the National Registry, where both titles and surveys are recorded. Records are kept in a central computer system as well as on microfilm, and in original form. Duplicates of all records are updated daily, and sent to two separate fireproof vaults in separate locations from the registry. Any change in the status of a title, or any claim that might affect it, must also be noted on the title registry page, thus making it easy to verify. Title insurance is not necessary in Costa Rica due to the laws of the civil code.

Costa Rica stands out as one of the most delightful countries in the world. With tropical rain forests, beautiful sand beaches, and the friendliest people you will ever find, more and more travelers and investors are turning to this tropical destination.

***GUARANTEED SALE. YOUR OWNERSHIP RIGHTS ARE DEEDED TO YOU**

The properties are contracted through USA Land Invest, Inc. and International Investments in Land ML & HR, S.A. to offer this as a guaranteed sale and registration . All legal documentation will be provided.

ALL LINKS AND VERIFICATION WILL BE PROVIDED ALONG WITH INSTRUCTIONS ON VIEWING THE REGISTRATION.
Please see pictures below.

The development is legally registered as per Costa Rican law. Your ownership rights for this lot will be transferred to you by International Investments in Land ML & HR, S.A., Costa Rica law only allows clear titled property to be recorded. Included in the mailing to you of this deeded transfer, will be an attorney drafted statement, the legal process, that will list what to do if/when you decide to build, with no time limit when you have to build. This will involve the buyer gaining a power of attorney to be signed at the US Consulate by the Corporation. Taxes \$133 per year and current...no other fees or costs.

Terms:

- 1) Purchase outright \$9800.00
- 2) Financed - \$1000.00 Downpayment and \$175/Month for 6.5

Important Safety Warning:

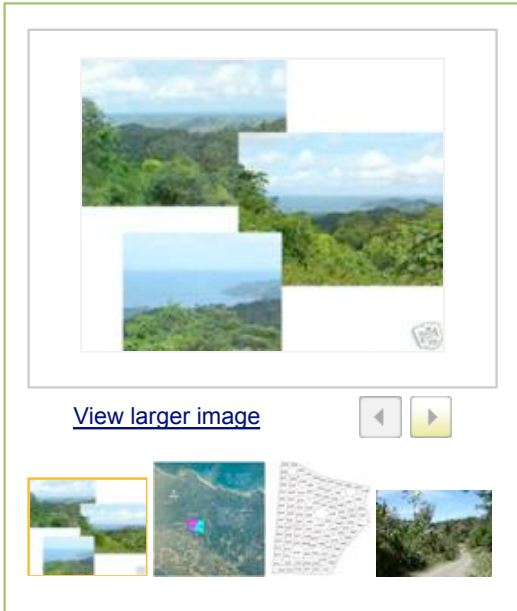
Avoid fraud by meeting all sellers in-person to pay for items. Kijiji does not offer any transaction or payment services.

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years (\$11000 @ 6.8%)

For more info contact me through email and i will respond quickly.Thanks.
oceanfront@shaw.ca

Images



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