

# Eco-Community Development Project Near Atenas

# \$8,800,000

ID: 21379

📍 San Pablo, San Jose

Property Type: Business • Bedrooms: 8 • Size: 975,000 SQ M • Built: 2004



DESARROLLO COMERCIAL		RESERVA PRIVADA	
# LOTE	AREA m2	# LOTE	AREA m2
1	6513	47	3551
2	5202	48	2156
3	5323	49	3130
4	8280	50	3724
5	8337	51	3100
6	8291	52	3888
7	10236	53	5143
8	5013	54	4874
9	5054	55	3651
10	5347	56	5726
11	9655	57	5144
12	9661	58	3756
13	8305	59	1227
14	7943	60	1149
15	7839	61	1456
16	5076	62	2554
17	5194	63	5025
18	5289	64	4242
19	5222	65	5000
20	4403	66	4621
21	5132	67	8250
22	5409	68	5686
23	4411	69	5158
24	5288	70	5295
25	5405	71	5078
26	5076	72	5281
27	5014	73	5021
28	5426	74	5221
29	5000	75	5455
30	5020	76	5757
31	5319	77	4381
32	5064	78	5213
33	5065	79	5056
34	3661	80	4517
35	5335	81	3476
36	5428	82	2719
37	5107	83	3156
38	5048	84	2953
39	5267	85	2347
40	4064	86	3030

- Status: Active/Published
- Development Farm
- Parking Spaces
- Gated Community
- Acreage

## Property Description

Introducing a visionary opportunity to create your own sustainable eco-community in the lush landscapes of Balsilla de Mora, just 20 minutes from downtown Atenas. This extraordinary project spans over 90 individual lots, ranging from 1,149 m<sup>2</sup> to 10,036 m<sup>2</sup>, plus a nearly 34-hectare private reserve, offering the perfect canvas for sustainable living. The community features seven abundant water sources, existing infrastructure including a staff house, and a developed lot with a luxurious 4-bedroom single-story home, pool, and guesthouse. Panoramic mountain and valley views from every lot provide an unmatched sense of serenity. Owners can integrate autonomous energy solutions, such as solar power, reinforcing the eco-conscious ethos. A 17-hectare communal area at the entrance allows for additional amenities including social spaces, sports fields, pools, and creative leisure areas.

**Property Features**

- 90+ individual lots with cadastral plans (1,149–10,036 m<sup>2</sup>)
- Nearly 34-hectare private reserve
- 7 abundant water sources for sustainability
- Staff house and developed lot with 4-bedroom home, pool, and guesthouse
- Panoramic mountain and valley views
- Eco-conscious development with solar energy potential
- 17-hectare communal area for amenities and recreation

**Location Highlights**

- Only 20 minutes from downtown Atenas
- Close to Juan Santamaria International Airport, Pacific beaches, and Central Valley cities
- Private and tranquil natural setting
- Ideal for eco-community, sustainable living, or luxury retreat
- Accessible yet immersed in nature

Contact us today to explore this extraordinary development opportunity and start building the eco-community of your dreams in Costa Rica.

## Additional

- ID 21379
- Active/Published
- For Sale
- Business
- \$8,800,000
- 6 Bathrooms

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