

# Large Road-Front Lot in a High-Potential Area - Garita, Alajuela

📍 La Garita, Alajuela

For Sale

**\$268,000**

ID: 25616

- Property Type: Land
- Size: 1,433 sq m
- 0.35 Acres



## Property Description

Large Road-Front Lot in a High-Potential Area - Garita, Alajuela This 1,433 m<sup>2</sup> lot is located in a strategic area of Garita, Alajuela, featuring direct frontage along the Atenas–Alajuela road, providing excellent visibility, access, and connectivity. The property sits within a transitional zone between established residential areas and emerging growth corridors, just minutes from Alajuela downtown, Atenas, and with convenient access to Route 27, making it a practical location for residential use or well-planned development projects. According to current zoning regulations, the lot allows for high building coverage and construction of up to two levels, enabling efficient land use within a clear regulatory framework. The property is properly registered, with road frontage and free of liens, supporting a straightforward acquisition process. Due to its size, location, and urban characteristics, this lot represents a solid opportunity for buyers seeking well-positioned land with strong accessibility and long-term potential within the Alajuela area.

**+506-4104-7055**

50 Meters North of the Roca Verde Hotel Dominical, Bahía Ballena,  
Punternas, Costa Rica 60504

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