

Commercial Development Opportunity - La Garita, Alajuela | 5,740 m² Mixed-Use

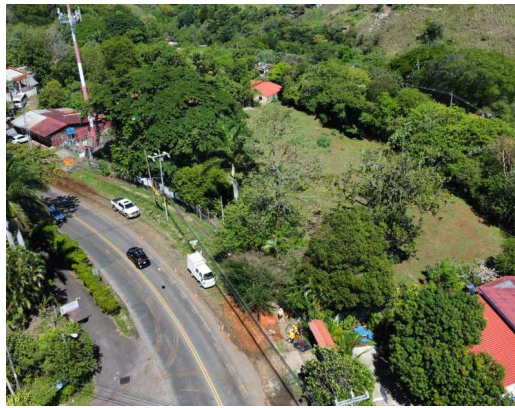
📍 Atenas, Alajuela

For Sale

\$1,200,000

ID: 26539

- Property Type: Land
- Size: 5,740 sq m
- 1.42 Acres



- Close To Golf
- Close To Transport
- Investment Opportunities
- Close To Schools
- Crypto Currency Accepted
- New Construction
- Close To Shops
- Highway Frontage
- Sub Dividable

Property Description

Location: La Garita, Alajuela / Land Size: 5,740 m² / Zoning: Mixed-use (Uso de Suelo Mixto) / Access: Excellent highway access with frontage near Route 1 Prime Location Highlights • Strategically located directly in one of the fastest-growing commercial corridors in the Central Valley • Approximately 100 meters from Route 1 with direct visibility and easy access • Facing the Route 1 corridor area • In front of RECOPE • Around 7 minutes from Juan Santamaría International Airport without traffic • Approximately 10 minutes from the airport during regular traffic • Around 12 minutes from downtown Alajuela • Approximately 7 minutes from Turrúcares • Approximately 7 minutes from La Garita center • Quick connection to Route 27 and major transportation routes Development Potential This property offers exceptional potential for: • Residential towers or condominium development • Shopping center or commercial plaza • Restaurants or entertainment concepts • Warehouses or mixed commercial projects • Retail stores and business offices The area continues to experience rapid appreciation and commercial growth, making this a strategic opportunity for investors and companies looking to secure land in one of the most dynamic zones near San José and the airport.

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