

# FOR SALE

\$ 122,720.00 USD

Nicaragua - Masaya

Masatepe

Listing ID: 002883143050

Located in the municipality of Masatepe, department of Masaya, this Productive Farm with Fruit Trees is an excellent opportunity for investors and producers seeking fertile, high-yield land in a region known for its agricultural and livestock activity. With easy access via the Masatepe–Jinotepe paved road and the road to San José de Masatepe, the property sits east of the El Granjero Processing Plant ([elgranjero.com.ni](http://elgranjero.com.ni)). With a total area of 4.72 manzanas (equivalent to over 33,000 square meters), this farm is ready for production. The land features loamy soil, good drainage, and a rectangular shape that favors a variety of agricultural uses. Its boundaries are clearly marked, with cement posts along the east and north sides, and wooden posts on the west and south. The property includes functional structures to support operations: a 24 m<sup>2</sup> caretaker's house, an approximately 6 m<sup>2</sup> kitchen, and an 8 m<sup>2</sup> bathroom and storage area—adding up to a total construction of 38 square meters. These areas are ideal for operational support and secure storage of tools or supplies. Current prod



**FINCA EN VENTA**

Carretera Masatepe-Jinotepe

4.72 Manzanas

**\$122,720 USD**



[SEE PROPERTY ON GOOGLE MAPS](#)



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