

# FOR SALE

**\$ 82,000.00 USD**

Nicaragua - Carazo

Dolores

[Listing ID: 002882823023](#)

Located just 100 meters from the Pan-American Highway, this farm in Dolores, Carazo, represents an excellent opportunity for investors, developers, or those seeking a peaceful rural lifestyle. It offers easy year-round access, a safe environment, and a pleasant climate—just 25 minutes from the ocean. With a total area of 7 manzanas (49,350.86 square meters), the property features fertile loamy soils with natural slopes that ensure proper drainage, making it ideal for diverse crops or agricultural projects. The farm includes a caretaker's house and is fully fenced with barbed wire and living posts, providing both safety and clear boundaries. It also has access to potable water and electricity, allowing immediate use or development. Among its natural assets, the property boasts a wide variety of fruit and hardwood trees, adding productive and ecological value. Its prime location along the main highway enhances its potential for real estate development, farming, or livestock activities. Priced at \$82,000, this farm in Dolores, Carazo, perfectly blends strategic location, generous space, and investment potential.



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