

FOR SALE

¢173,000,000.00 CRC

Costa Rica - San José

Tibas

Listing ID: 400233314028

Location: West side of Taco Bell, San Juan de Tibás This property is located in one of the most strategic and high-traffic areas of Tibás, with direct access from a paved public street and all available services. Ideal for commercial, mixed, or residential use, it offers excellent visibility, high urban density, and easy pedestrian and vehicular access. General Features: Land area: 543.99 m² Construction area: 272 m² Frontage: Approximately 15 meters Topography: Flat lot with an irregular shape Construction: Two-story concrete building Current Layout: 4 bedrooms 2 full bathrooms Living room, dining room, and kitchen Laundry area and storage room Covered garage for 1 car and additional open parking for more than 5 vehicles Backyard Land Use:? Urban development zone? Residential and commercial use allowed (offices, shops, clinics, services, etc.)? Industrial use not permitted Price: ¢173,000,000 negotiable Highlights: Central location with high pedestrian and vehicle traffic Close to shops, banks, bus stops, and



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