



## Stunning 4 Bed House For Sale in Ometepe Island Nicaragua



### Agenten-Info

|                         |   |
|-------------------------|---|
| Name:                   | Niall Madden  |
| Name der Firma:         | Esales Property Limited   |
| Land:                   | Vereinigtes Königreich  |
| Erfahrung seit:         | 2002  |
| Art der Dienstleistung: | Immobilien verkaufen  |
| Spezialgebiete:         |   |
| Art der Immobilie:      | Wohnungen   |
| Telefon:                |   |
| Sprachen:               | English   |
| Webseite:               | <a href="https://esalesinternational.com">https://esalesinternational.com</a> |

### Anzeigen-Details

|                |                |
|----------------|----------------|
| Immobilie für: | Kaufen         |
| Preis:         | USD 349,544.31 |

#### Standort

|                 |            |
|-----------------|------------|
| Land:           | Nicaragua  |
| Adresse:        | Altagracia |
| Postleitzahl:   | 48800      |
| Veröffentlicht: | 05.03.2025 |

#### Beschreibung:

Stunning 4 Bed House For Sale in Ometepe Island Nicaragua

Esales Property ID: es5553816

Ometepe Nicaragua  
Paso Real  
Nicaragua  
Ometepe Island

Price in US Dollars \$349,000

With its glorious natural scenery, excellent climate, welcoming culture and excellent standards of living, Nicaragua is quickly gaining a reputation as one of the most desirable places across the world to live or visit. On offer here is a chance to make a smart financial investment in this magnificent part of the world. One of the most unique properties that you'll currently find in all of Nicaragua is this Expansive Compound on Ometepe Island!



The property has a large 4-bedroom residential house with modern amenities, and extensive botanical gardens with manicured pathways and lookout points. The property is also a working farm, producing mostly plantains that is sold seasonally, along with some other produce (coconuts, cacao). The house is walking distance to a beach, and has excellent views of one of the two volcanos on the island.

There is a formal living room, dining room, office, and large family room. The kitchen is large with an eat-in kitchen nook. Air conditioning units installed in all the bedrooms. This would make an excellent home, vacation getaway, and/or rental property.

### The Home On The Inside

Quinta Paso Real is a turn-key, expansive estate sitting on well over 5 acres of land in the quaint town of Altagracia on Ometepe Island. The home is enormous, boasting 4 bedrooms and 2.5 bathrooms, 2 dining areas, an expansive Great Room as well as a Lounge Room. The home is surrounded by outdoor tiled patio sitting areas, great to take in the fantastic nature that Ometepe Island has to offer. Each room, whether it be a bedroom, kitchen, dining room, etc has a doorway that leads you to the outdoor sitting areas, making this Expansive Compound on Ometepe Island have a great natural flow and breeze running through the property.

### The Grounds

Located on the east side of the grounds of this Expansive Compound on Ometepe Island in an extensive grassy front yard, roughly an acre in size, plenty of room to entertain, host events, have the kids play sports, etc. On the south side of the property is even more grass yard, on the east side the owner constructed an outdoor amphitheater. On the north side of the property are the caretakers quarters and -1 acre of banana and plantain trees that give fruit on a regular basis.

### The Opportunity

Whether your looking for a retreat estate from the hustle and bustle of the daily grind, looking for a 'home base' for a non-profit organization or mission group, a possible hotel on Ometepe Island or just looking to live on a self sustaining property that boasts a completely turn-key home on extremely fertile land, this Expansive Compound on Ometepe Island is definitely a must see!

Nicaragua, set between the Pacific Ocean and the Caribbean Sea, is a Central American nation known for its dramatic terrain of lakes, volcanoes and beaches. Vast Lake Managua and the iconic stratovolcano Momotombo sit north of the capital Managua. To its south is Granada, noted for its Spanish colonial architecture and an archipelago of navigable islets rich in tropical bird life.

Nicaragua is the largest country in Central America and is slightly bigger in area than New York State. The country is bordered by Honduras to the north and Costa Rica to the south. The Pacific Ocean provides the border to the west, and the eastern border of the country is on the Caribbean Sea.

Nicaragua has suffered disasters due to hurricanes, earthquakes, and volcanic activity. Nicaraguans can use the steam from the depths of the volcanoes as geothermal energy. Most people live in the western Pacific lowland region between the Pacific coast and Lake Managua.



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## ABOUT THE AREA

Ometepe, an island composed of two volcanoes, emerges from the the Cocibolca, the great Lake of Nicaragua. Joined by a thin, flat isthmus the two volcanoes shape the island like an hour glass. Over the northern half of Ometepe looms the Concepción, a majestic and perfectly cone-shaped active volcano, while the southern half is dominated by the extinct volcano Maderas which is swathed in a cloud forest and has a mist-shrouded lagoon in its crater.

The volcanoes, visible from everywhere on the island, are a powerful and ever-present feature. The volcanic ash makes the soil extremely fertile and the land yields abundant crops. In recent years many farms have turned over to sustainable farming practices, and many hotels on Ometepe serve their own, self-grown fruit and vegetables.

Tourism on Ometepe is picking up and a new kind of traveler mingles with the usual backpacker on his Central-America journey. Drawn by the island's unique culture and nature attractions Ometepe receives now also a more demanding clientele, from eco- and ethno tourists to sport enthusiasts and serenity seekers. There are still many budget accommodations available but you will now equally find hotels and lodges on Ometepe which offer more comfort and amenities.

Low-impact eco-tourism is very popular on Isla Ometepe which in 2010 was designed as a Biosphere Reserve by the UNESCO. Various NGOs foster rural and communitarian tourism to the mutual benefit of local families and visitors interested in an authentic experience in one of Nicaragua's most intriguing travel destinations.

## MAiN FEATURES:

- 372m<sup>2</sup> of living space
- 22739m<sup>2</sup> plot
- 4 Bedrooms
- 3 Bathrooms
- Private Parking
- Private Garden
- Stunning Views
- Close to essential amenities like such as supermarkets and pharmacies
- Close to many excellent bars and restaurants
- Great base from which to discover other fantastic areas of Nicaragua
- Many excellent sports facilities, walking and cycling areas nearby
- Rental Potential through Airbnb and Booking.com

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### **Allgemein**

|                          |                      |
|--------------------------|----------------------|
| Schlafzimmer:            | 4                    |
| Badezimmer:              | 3                    |
| Fertige m <sup>2</sup> : | 372 m <sup>2</sup>   |
| Grundstücksgröße:        | 22739 m <sup>2</sup> |



## **Mietbedingungen**

Verfügbar ab:

## **Kontaktinformation**

IMLIX ID:

IX6.687.649

