



Stunning Eco Lodge Estate For Sale In Huaraz Ancash Peru



Agent Info

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Listing details

Property for:	Sale
Price:	USD 1,440,248.74

Location

Country:	Peru
ZIP code:	02002
Posted:	Aug 25, 2026
Description:	Stunning Eco Lodge Estate For Sale In Huaraz Ancash Peru

Esales Property ID: es5555189

Km. 3.2 Marian - Cachipampa Road
Apartado 94, Serpost
Huaraz
Ancash Region
02001

An exceptional turn-key investment and lifestyle property situated at the base of the world-famous Cordillera Blanca mountain range in Peru. Spanning 2.7 hectares (approx. 6.67 acres) of fertile, pristine land, this sustainable eco-lodge estate sits just 20 minutes outside the city of Huaraz, Peru.

Operated as an established, highly reputable eco-tourism lodge for over 20 years, the estate offers a rare combination of commercial viability, off-grid self-sufficiency, and private residential luxury. Designed with authentic, reinforced-adobe construction, the residences blend traditional Andean architecture with modern comforts.



Property Summary

- * Total Land Size: 2.7 Hectares (6.67 Acres) across two adjacent parcels
- * Location: 20 minutes from Huaraz, Ancash, Peru (at the base of the Cordillera Blanca)
- * Construction Style: High-quality reinforced adobe residences
- * Operational Status: Turn-key eco-lodge business / Private multi-dwelling estate
- * Utilities & Security: Abundant fresh water sources, property-wide Wi-Fi, perimeter wall, and integrated video surveillance
- * Staffing: Option to retain long-standing local management and maintenance team (20+ years on-site)

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Residential & Guest Accommodation Overview

The property features four distinct residential structures, providing exceptional versatility for hosting eco-tourists, multi-generational families, or private retreats:

- * Main Lodge (240 sq. m / 2,583 sq. ft):
 - * Bedrooms: 3 spacious bedrooms (2 featuring private ensuite bathrooms)
 - * Living Spaces: Grand central hearth room with a large fireplace, expansive dining room, and fully equipped commercial/family kitchen
 - * Outdoor Spaces: 3 large open-air terraces capturing panoramic mountain views
- * Secondary House (76 sq. m / 818 sq. ft):
 - * Layout: 1 bedroom, 1 bathroom, kitchen, private terrace, and a wood-burning stove
- * Tertiary Residence:
 - * Layout: 3 bedrooms, 1 bathroom, fully functional kitchen, and a cozy central living room
- * Duplex Family Cabins:
 - * Layout: Two adjacent, self-contained family cabins
 - * Capacity: Each cabin comfortably sleeps 4-5 guests
 - * Features: Dedicated fireplaces, private outdoor terraces, and private bathrooms in each unit

Outbuildings & Lifestyle Amenities

Built to support self-sufficient mountain living, wellness tourism, and agricultural operations, the estate ground includes:

- * Wellness & Recreation: A large outdoor gathering firepit paired with an adjacent, custom-built sauna building.
- * Equestrian Facilities: Stables equipped to comfortably house up to 4 horses.
- * Staff Facilities: A dedicated worker's building for on-site property caretakers and ground crew.



Agricultural & Sustainable Infrastructure

The estate is fully equipped for sustainable, farm-to-table living and commercial crop yield:

- * Greenhouses: 7 active production greenhouses cultivating fresh year-round vegetables.
- * Farmland: 1.5 hectares of fertile, arable land currently producing high-altitude crops including quinoa, potatoes, and wheat.
- * Water Supply: Year-round access to abundant, high-quality fresh mountain water sources.

Location & Business Potential

Set in the adventure tourism hub of Ancash, this property offers direct access to world-class trekking, mountaineering, and Huascarán National Park. Whether continued as a top-rated eco-lodge with an established international client base or transitioned into a private compound, the estate offers high security, excellent community relations, and turnkey operational support.

Serious inquiries and private viewings can be arranged by appointment.

Owners website here - <https://andeanecolodgeperu.com/>

About the Area

Huaraz is the capital of the Ancash Region in Peru, situated roughly 3,050 meters (10,000 feet) above sea level in the picturesque Callejón de Huaylas valley. Nestled between two dramatic mountain ranges—the snow-capped Cordillera Blanca to the east and the dark, ice-free Cordillera Negra to the west—the city serves as the ultimate gateway for outdoor enthusiasts and high-altitude adventurers.

Often referred to as the trekking capital of Peru, Huaraz attracts hikers, mountaineers, and nature lovers from around the world. It provides direct access to Huascarán National Park, a UNESCO World Heritage site home to Mount Huascarán—Peru's highest peak—as well as iconic high-altitude alpine lakes like Laguna 69 and Laguna Churup, and famous multi-day trekking routes like the Santa Cruz and Huayhuash circuits.

Beyond its outdoor appeal, Huaraz has a rich cultural heritage that blends indigenous Andean traditions with post-earthquake modern development. After being largely rebuilt following a devastating earthquake in 1970, the city evolved into a lively urban center featuring bustling local markets, traditional eateries serving regional specialties like cuy (guinea pig) and patasca, and fascinating archaeological sites such as the pre-Inca ruins of Wilcahuain on its outskirts.

The nearest regional airport to the city is Comandante FAP German Arias Graziani Airport (ATA), located in the nearby town of Anta, approximately 23 kilometers (14 miles) north of Huaraz. For long-distance international travel, Jorge Chavez International Airport (LIM) in Lima is the primary gateway, located roughly 400 kilometers south and accessible via a 1-hour domestic flight into Anta or an 8-hour bus ride along the scenic highway.



MAIN FEATURES:

- * 490m2 of living space
- * 27100m2 plot
- * 9 Bedrooms
- * 7 Bathrooms
- * Stunning Views
- * Private Parking
- * Private Garden
- * Close to essential amenities such as supermarkets and pharmacies
- * Close to many excellent bars and restaurants
- * Great base from which to discover other fantastic areas of Peru
- * Rental Potential through Airbnb and Booking.com

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Tenanted: Yes

Common

Bedrooms:	9
Bathrooms:	7
Finished sq. ft.:	27100 sq m
Lot Size:	27100 sq m

Lease terms

Date Available:

Contact information

IMLIX ID: IX8.886.081

