



# Property

Grecia, Alajuela

Price: \$ 2,500,000  
MLS #: 9507

  
NUMBER OF  
BEDS  
**6**

  
IN SQ FT.  
AREA  
**12,486**

  
IN ACRES  
LOT  
**4.52**

Main House: the house offers 2 floors and 4 bedrooms. The lobby entrance is followed by an ample interior social area made of formal living room, formal dining room, 1/2 visitors bathroom and bar. You find the large master bedroom with access to the terrace and very large master bathroom with walk-in closet. On the second floor you will find a bedroom with private full bathroom and a multipurpose room that can be used as an additional bedroom, office, etc. The house offers a chefs kitchen, an ample office next to the kitchen (also can be turned into any type of additional room that you need), a family dining and living room area with fireplace, and in a second floor a large library with floor to roof built in cabinets. You will also find another two bedrooms with full bathroom (currently used as an apartment with small living area, bedroom area and the bathroom). The exterior of the house offers a large covered terrace, connected to the garden and swimming pool. Behind the main house there are huge sugar cane and coffee fields where you can exercise your dogs. The whole property is surrounded by fincas. The Garage/Workshop: was individually designed by the present owner. It contains Working benches, large construction tables on wheels and loads of storage cupboards. It is equipped all kinds of electric machinery and tools. By moving the large construction tables on wheels one can get still to big cars into the Garage. The garage doors are with remote control. The owners wife used this room also as a studio for her paintings. There is even a stereo music center installed. The garden: About 9000 m<sup>2</sup> of garden have been medium cultivated. One part is a fruit garden with 3 different Banana-, 2 diff. Lemon-, 2 Orange- and various Mango, Papayas, Mandarin-, Starfruit- and Coconut-trees. Around the main house there are quite big lawn areas and a side terrace with view to the west with beautiful sun sets. There is a flower garden in front of the pool and going down to the lake there are lots of palm and pine trees. Approx. 9000 m<sup>2</sup> right in front of the garden below the terrace, which is a very steep slope is kept wild. This was bought in order that nobody can build there and obstruct the most incredible view. Water system: This system gives you a backup for 3 weeks in the dry summers for irrigation and drinking water. The pool can be filled up from the storage tank just by gravity as well as the lake below that means - there is no pumping required. The Caretaker house: The separate gardeners/care taker house approx. 60 m<sup>2</sup> (700 square feet) has 2 bedrooms, 1 bathroom with shower and a living room with a fully equipped kitchen. Television, Stereo and washing machine. The house is fully furnished. Underneath the gardeners house there is a 60 m<sup>2</sup> (700 square feet) bodega which contains all the gardening machinery, tools and other equipment. Part of this bodega will be converted this winter to a small fitness room. About 12 mtrs below the main house there is a natural terrace of about 800 m<sup>2</sup>. On this terrace there is a 150 feet long shallow lake and a 100 m<sup>2</sup> house with large glass sliding doors at the front. It has all water and electricity connection. All walls are lined in natural wood and the floor is tiled. This house and the lake was used by the present owner as a museum for his model ships and to run the models by remote control in the lake. The house and this area can be easily converted to a guest house with large terrace and an incredible view. Additional lot included in the sales price: 5,400 m<sup>2</sup> lot. The lot is terraced. There is electricity, water from the municipality, cable TV and Internet. Permission has been granted to build a 600 m<sup>2</sup>, 2 story house. Opposite of the lot (other side of the river) there natural reserve with beautiful trees. The private road is very quiet and save. From the lot you see the house on top of the mountain.

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