

Bargain Costa Rica Real Estate

\$1200000



#100272 Escazu Country Inn Bed and Breakfast

Charming and peaceful Eight tastefully decorated and comfortable guest rooms in main part of the Inn 2 separate private efficiency apartments 2 bedroom/2 bathroom living quarters with fireplace & fully furnished Each room with king or queen beds in these three categories; Standard, Superior and Deluxe Rooms have beautiful, handcrafted wood furniture, comfortable chairs, a private bath with lots of high pressured hot water, remote controlled Cable TV (in English, Spanish, Italian, German, and Chinese), touch tone, direct dial telephone for local and international calling, clock radio, and ceiling fan. Most rooms have private patios or balconies. The recent addition of two new elegant studio apartments makes this Escazu Country Inn Bed and Breakfast the perfect choice for the long term vacationer or business traveler. The apartments have their own private entrance, direct phone line, cable TV, laundry facilities, closed porch and balcony, sitting area, fully equipped kitchen, fully tiled European bath, sleeping area, all the amenities of the hotel, and the elegance. Structure is approximately 11,000 square feet/1000 square meters Land is approximately 2/3 of an acre/ 2500 square meters Annual Gross Revenue & USD \$230,000 Annual Net Profits & USD \$105,000 (assumes owner/operator living on premises) 2005 occupancy & 45% 2006 occupancy & 40% 2007 occupancy & 53% 2008 occupancy & better than 2007 Average room rates & USD \$93.75 single/ double & 103.75 8 full time / 2 part time employees Multiple phone lines High speed internet & wifi Closed circuit security surveillance Updated website Includes all necessary licenses, permits and insurance Real estate owned by one corporation / hotel and business owned by separate corporation Rated the number 1 hotel in the San Jose area! 2007 was a good year. Judging from the numbers for the first six months of 2008, it is going to be an even better year. The occupancy for Jan-June 2008 is up 21% over the same period for 2007. Revenue comparison for that period is up 19%. If you want to purchase a quality, revenue producing property in Costa Rica, then look no further. The price is the same but the value is increasing. This property can be shown any day of the week.



Bargain Costa Rica Real Estate

OUR SPECIALTY IS CUSTOMER SERVICE

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