

Caribbean Paradise

Eastern Costa Rica



Come see the other side

Where the sun, surf and ocean breeze all meet...

The Caribbean is one of the most sought after destinations in the world. In the mountainous rain forest overlooking the Caribbean, the Ports of Limon and Moin, the city of Limon and the new resort called Isla Moin (www.islamoin.com) is 172 acres available for sale at a very reasonable price of \$4,000,000. This ideal location for a luxury resort and residential community is outside the hurricane zone and perfect for those who love to travel by boat or yacht.

A domestic airport is located within fifteen minutes and talks are in the works for it to become an International airport within the next few years. It is located just fifteen minutes north of the Port of Limon where 150 cruise ships--over a dozen different lines-Carnival, Royal Caribbean, Norwegian, etc.--dock each year. The Port of Limon is now being developed into a new mega port and will be able to handle four or five ships at once.

The west coast of Costa Rica has been built out for the most part and it is now time for the east coast to explode. Things are heating up in this market since TLC was passed and they now have free trade. This piece is the largest piece of property by one owner in the area with the tremendous views and soothing breezes.

For tourists traveling between the capital city of San Jose and the beaches in the Puerto Viejo area, this makes a convenient half-way point excursion.



Presently the property is being used as a tourist attraction called Caribbean Paradise with a butterfly farm, horseback riding (15 horses go with the sale), nature trails through the rain forest, a Caribbean dance show, a waterfall to swim under---banana, pineapple and lemon farms and a cow pasture. About half the land is a rain forest and the other half is pasture land.



Caribbean Paradise recently won the Citibank Award as the best locally owned tourist attraction in the country! The property has an excellent interior road system. They have been terracing the property and now have approximately 25 ocean view lots. Three small houses currently occupied by the administrator and workers at the tourist facility are included.

This unique location provides water views from all angles. One of the unique features of this property is the natural beauty of the preexisting landscape that has matured over the years and provides large palms, beautiful wild orchids, and hundreds of species of other flowers and fauna.

Utilities currently on site include electricity, telephone, and septic tanks. Water comes from rain water tanks and wells on site. This is the water supply for the entire city of Limon. No zoning is in place as they are located outside city limits.

There are two international airports in Costa Rica, the Daniel Oduber International Airport in Liberia and the San Jose International Airport or as it is known, the Juan Santamaria International Airport, just outside of Downtown San Jose. Some of the major international airlines that land there include American, United, KLM, Delta, Taca, British Airways, Continental, Mexicana, Iberia and American West.

Residents and prospective residents of Caribbean Paradise, located outside of the City of Limon, can fly to the Limon Domestic Airport on regular daily flights offered by Nature Air and Sansa Airlines. The flight only takes approximately thirty minutes, and there are plenty of taxis outside the airport to take visitors and residents to the destinations of their choice.

From San Jose International Airport you can rent a car and drive to Caribbean Paradise which is a two and one-half hour drive from San Jose and just minutes from the City of Limon.

The City of Limon, with its native and colorful history of the Old Costa Rica, was discovered by Christopher Columbus in the year 1502. Many of the old traditions, architecture and culture have remained much the same. In recent years tourists have been drawn to the area because of the national parks and natural beauty one can only experience in this part of Costa Rica.

Costa Rica Fact Sheet



- Costa Rica is bordered by Nicaragua to the north, Panama to the south-southeast, the Pacific Ocean to the west and south, and the Caribbean Sea (or Atlantic Ocean) to the east.
 - The capital and largest city is San Jose. Other major cities include Puntarenas and Limon.
 - IslaMoin is a two and one-half hour drive from San Jose and just minutes from the City of Limon's airport.
 - The population of the country is estimated at nearly 4.5 million.
 - Over 20,000 American citizens reside in the country.
 - Of the more than one million tourists who visit the country annually, more than 600,000 are American citizens.
-
- The climate is mild in the central highlands, and tropical and subtropical in the coastal areas.
 - The government is a democratic republic with over 60 years of uninterrupted democracy. It is one of the most stable countries in Latin America.
 - The literacy rate is 95%, one of the highest in Latin America.
 - The primary language is Spanish, with a southwestern Caribbean Creole dialect of English spoken around the Limon area.
 - Costa Rica protects over 25% of its national territory within national parks. It also possesses the greatest density of species in the world. While it has only about 0.1% of the world's land mass, it contains 5% of the world's biodiversity.
 - The unit of currency is the colon (CRC).
 - Costa Rica has the same time zone as the central part of the United States.
 - The country has not experienced a hurricane in over 100 years and, therefore, is a natural haven for boaters.
 - A valid passport is required to enter Costa Rica.
 - All major credit cards are accepted by businesses in the country.



Explore the Area

Tortuguero Canals

Just 8 minutes from Caribbean Paradise board your covered boat for a 90 minutes leisurely cruise through the jungle canals. Your guide explains the rain forest eco-system and points out sights of interest. Keep an eye out for wildlife including howler monkeys, many sloths, toucans, aquatic birds, bats and crocodiles as well as exotic flora.

Nature Walks

Take a Nature Walk into the rain forest where you will learn many facts about our ecology. The Jungle Trail offers a secondary forest offering beautiful landscapes, various flora and fauna, and including many opportunities to see the remarkably fascinating different frog species of Costa Rica, for example the red dart frog. You will also see the magnificent creatures of the rain forest such as Toucans, Hummingbirds and the majestic Butterflies. You will witness the beautiful flora, such as orchids and bromeliads as well as other ground level plants with various sized leaves appearing in their plenty.



Banana Industry

You can also visit a Banana Plantation and Packing House where many interesting facts about this amazing fruit will be explained. Costa Rica is the second largest banana producer in the world and 80% of the plantations are located in Limon Province, making this industry one of the most important economical activities in the region.



Historic Sites

One of the most famous buildings in Limon is the Black Star. Built in 1922, this historical building is located at the corner of Calle 5 and Avenida 5. The two-story building features a large salon called "Liberty Hall" as well as a restaurant specializing in Caribbean food, and was declared an architectural gem. The main street was transformed into a Boulevard. This beautiful pedestrian walkway takes up four blocks of Avenida 2 in the City of Limon. It starts in the west and ends in the east in front of the seawall. Built in 1941, the central market is on the boulevard; opposite it on the corner sits a beautiful building: Banco Nacional de Costa Rica. Another lovely edifice, the Pensión Costa Rica, is located a block and a half to the east. Parque Vargas is on the last block. Opposite its north side is the Limon municipal building; on the other side is an old structure that once belonged to the Banana Company and today houses offices and shops. The boulevard ends at the seawall, where there is an amphitheatre from which Quiribrí Island may be seen. The seawall is well frequented by Limon's residents and by tourists and has numerous souvenir shops.

Recreational Activities

Carnivals

October is the month to celebrate Limon's Carnival, where everyone takes to the streets for music, dancing and bands, all to the Caribbean beat.

Canopy tours

Harness up and swing through the trees and enjoy incredible views on a series of zip lines suspended between the tall trees of the tropical forest. Canopy lines could easily be built on site.

Fishing

Limon is a fisherman's paradise; you are surrounded by different varieties of fish such as Sailfish, Tuna, Marlin and much more. Due to the relative virgin area, the fish come in all sizes, including world record breaking measurements. Additionally, an International Tarpon and Snook Championship is hosted every year at Barra del Colorado, 60 miles north of Limon, offering some of the best Snook and Tarpon fishing in the world. The tarpon average about 80 pounds and Snook are in large sizes as well. Plus you'll find Fat Snook, Billfish, Wahoo, Dorado, Tripletail, Kingfish, Mackerel, Barracuda and Jack Crevalle.

Diving

A World Class diving site for divers and scuba divers alike, Cahuita National Park, is 1 hour south by boat, or a 1.5 hour drive, boasting incredible views of exotic coral formation. There are also many other dive sites on the Caribbean coastline, showcasing an underwater life diverse in color, species and natural coral formations, including the reef at Gandoca-Manzanillo Park. Marine life unique to this region abounds. Divers will see massive schools of fish, rays, jacks, giant mantas, sea turtles, white tip sharks, dolphins, and even a wrecked slave trade ship from the eighteenth century.

Rafting

The country's longest and most spectacular river trip can be run from mid-May to mid-March. Pacuare is Costa Rica's white-water jewel. It's a fixture on lists of the world's top ten rafting and kayaking rivers, a heady combination of beauty and excitement which makes running Pacuare an experience that will never be forgotten. The Pacuare is not called "the quintessential tropical river" for nothing. Its narrow course winds through a series of densely forested gorges, punctuated by about 20 waterfalls. The 150 foot cascade called Huacas Falls is one of the natural wonders of Costa Rica.

Rainforests

Caribbean Paradise is within a tropical rainforest, the type of rainforest that provides the best environment for the most diversity of life due to its consistent weather throughout the year.

Inland

In just less than an hour driving inland from IslaMoin you will encounter the Braulio Carrillo and Amistad Caribe National Parks with montane rainforests, so called “cloud forests,” where you will enjoy an Aerial Tram that will take you to approximately 650 ft above sea level and higher. It is home to at least 500 species of vertebrates, 3000 species of plants and many tens of thousands of species of insects, mites, fungi, bacteria, nematodes, spiders and protozoans. The views are spectacular with Jurassic Park vegetation and dinosaur mysteriousness.



On the coast

Home to a rich diversity of flora and fauna, this area has been set aside for attractive national parks, wildlife refuges and forest reserves, such as Tortuguero and Barra del Colorado on the northern coast, Matina on the central coast and Cahuita and Gandoca Manzanillo on the southern coast.

Matina Forest Reserve

Located about 10 minutes north is an area on the coast between the mouths of the Pacuare and Matina rivers that protect a rare Primary Forest where sea turtles come to nest on the beach.

Cahuita National Park

The park is located 1 hour south of Caribbean Paradise. The main attraction is its white beaches, calm clear sea and coral reefs. Cahuita is also a laying site for rare species of sea turtles; the park offers excellent dive sites, including the remains of a slave trade ship, shipwrecked during the second half of the eighteenth century.

Gandoca-Manzanillo National Park

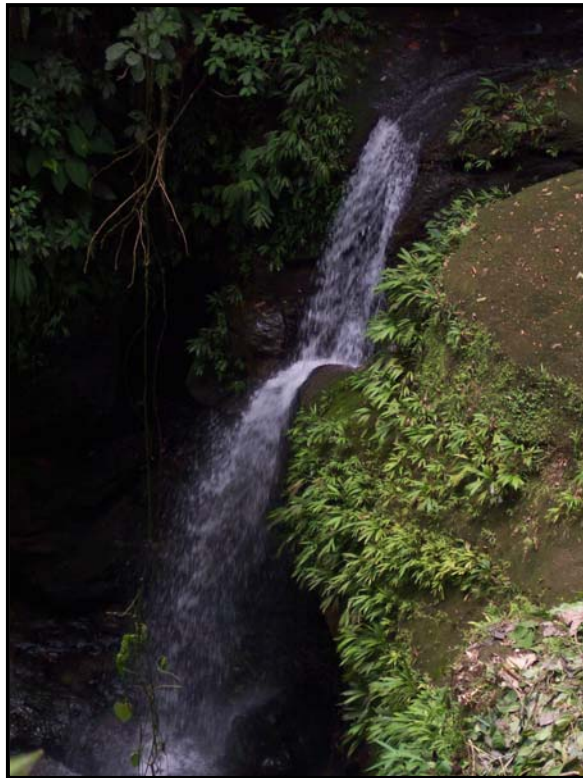
Located 1.5 hours by car or 2 hours by boat, the park is a wildlife refuge on the coast consisting of several emerged coral reefs, excellent for divers to explore, and white sand beaches. The coral reefs extend outwards over 650 feet and the white sand beaches have few waves due to the shallowness of the coast. Varied bird life and other species under the threat of extinction are protected here. The landscape is mostly grassland and forest.

Canales de Tortuguero National Park

Located 10 minutes north by boat alongside the Caribbean Sea, you'll find a natural network of beautiful channels and navigable lagoons that cross the park from southeast to northwest. It is one of the most important laying sites for the green turtles and home to another seven species of turtles that coexist with the threatened West Indian manatee. Excursions take visitors deep into the channels where eco lodges can provide comfortable accommodations for the ones who want to stay overnight.

Barra Colorado National Refuge

Located 2.5 hours north by boat or 30 minutes by air, next to Tortuguero, the area hosts river fishing, river explorations and eco lodges, all devoted to explore nature. Annual World Snook and Tarpon Fishing Championships are held nearby, where world records have been broken.



Contact:

LaSha Powell

251.458.9644

KW Commercial

lasha@lashapowell.com

www.LaShaPowell.com