



**Acreage within walking distance to Playa Maderas  
and Playa Marsella**  
**USD \$175,000**

**Overview:**

Discover the endless possibilities of this expansive 5.7-acre property nestled in the heart of Nicaragua's coastal paradise. While this parcel may not boast an ocean view, its prime location offers unparalleled proximity to two of the region's most renowned beaches: the famous surf haven of Playa Maderas and the pristine shores of Playa Marsella.

**Property Details:**

Lot Size (sq Meters): 22992.0  
Lot Size (sq Acres): 5.7  
Beaches near the property: Maderas,  
Majagual, Marsella, Playones.