



A Premier Collection of 20 Luxury
Residences in Playas del Coco

Contents

Introduction.....	03
Development Overview.....	04
Location Map.....	06
Residences Overview.....	07
Investment & Fees	08
Community Renders	09
Residences	
2-Bedroom Villa.....	10
3-Bedroom Villa.....	12
Contact & QR Code.....	13



Awaken the essence of tropical life at La Caleta



Where craftsmanship and coastal living meet

La Caleta by **OFYS** embodies a refined vision of coastal living where craftsmanship, community, and nature come together in perfect balance. Nestled within the serene landscapes of Coco Bay Estates, this exclusive 20-unit development is designed for those seeking quality, serenity, and connection within Costa Rica's tropical landscape.





Prime Location



Mountain Views



Pool, Gym, Tennis &
Pickleball Courts



24/7 Security



Gated Community

Development Overview

La Caleta reflects **OFYS**'s commitment to building with purpose—creating homes that feel timeless, enduring, and alive within their surroundings. More than a collection of residences, La Caleta is a community shaped by connection and inspired by the natural beauty that defines Costa Rica's Pacific coast.

Each home features open, light-filled spaces that flow seamlessly between indoor and outdoor living, combining modern design with North American quality and comfort. Residences are thoughtfully positioned to preserve privacy while maximizing views and natural ventilation.

With sustainable construction, premium finishes, and meticulous craftsmanship at its core, La Caleta offers a lifestyle rooted in ease, authenticity, and long-term value.

Project: La Caleta

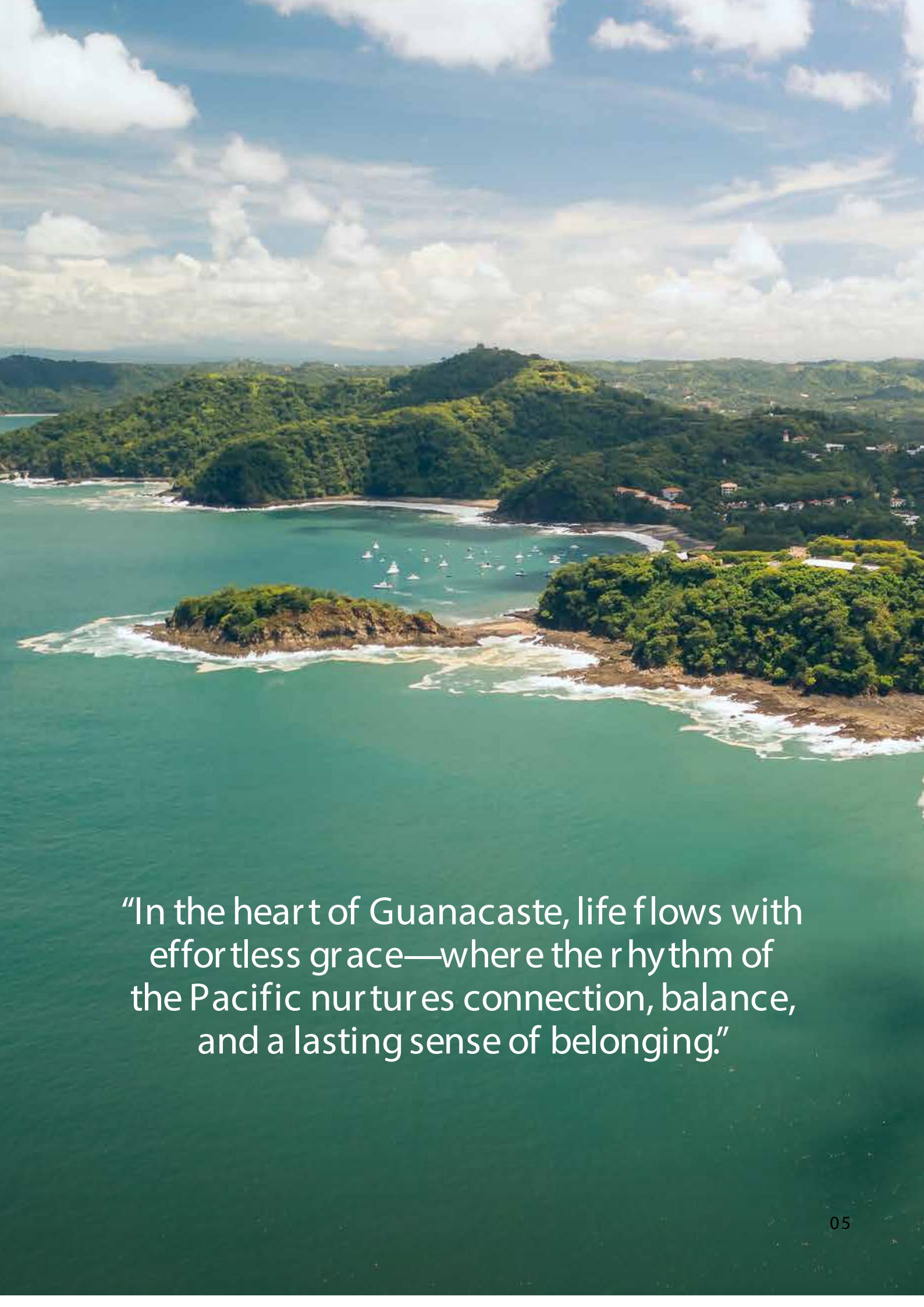
Location: Coco Bay Estates

Developer: **OFYS**

Available: 15 Villas, 5 Lots

Lot Sizes: 385 – 460 m²

Starting Price: \$449,000

An aerial photograph of a tropical coastline. The water is a vibrant turquoise color, with white waves crashing against a small, rocky island in the foreground. The island is covered in lush green vegetation. In the background, there are rolling green hills and a small town with several buildings. The sky is blue with scattered white clouds.

“In the heart of Guanacaste, life flows with
effortless grace—where the rhythm of
the Pacific nurtures connection, balance,
and a lasting sense of belonging.”

Prime Location

Playas Del Coco

Playa del Coco	2 min
Playa Ocotal	5 min
Playa Hermosa	10 min
Liberia (LIR)	25 min
San Jose	4h 30min (30 min flight)

Ocotal



La Caleta

Playas del Coco

Playa Hermosa



Residences Overview

La Caleta offers a curated collection of elegant 2- and 3-bedroom homes, thoughtfully designed to complement a range of lifestyles—whether as a full-time residence or an investment property with rental potential. Each home embodies modern tropical architecture with open, light-filled interiors, generous outdoor living spaces, and refined finishes that reflect the essence of Costa Rican coastal living.

Two-bedroom homes start from \$449,000 USD, while three-bedroom options begin at \$549,000 USD, with variations based on lot size, finishes, and custom features. Every residence is crafted with **OFYS**'s commitment to quality and delivered move-in ready, combining lasting comfort with timeless design.



Investment & Fees

As coastal demand in Guanacaste continues to rise, La Caleta stands out for its combination of location, craftsmanship, and an exceptional investment opportunity within one of Playas del Coco's most desirable communities.

Investors benefit from a strong rental income potential, with an estimated 12-15% ROI, and the security of OFYS's trusted craftsmanship and transparency. Designed for long-term value, each property ensures durability, efficiency, and high market desirability.



Investment & Fees Overview (USD)

2 Bedroom Villa 173 m ² (1862 sqft)	\$449,000
+ separate entrance	+ \$10,000
+ furniture package	+ \$12,000
+ splash pool	+ \$25,000
3 Bedroom Villa 236 m ² (2540 sqft)	\$549,000
+ separate entrance	+ \$17,000
+ furniture package	+ \$17,000
+ splash pool	+ \$25,000
Pre-Construction Lots 385–460 m ² (4144–8116 sqft)	Inquire
2- and 3-Bedroom Condos	Coming soon
HOA fees (Coco Bay Estates)	\$289 monthly
HOA fees (La Caleta)	upon completion of common areas estimated at below \$ 70 monthly

Inspired community living

From golden sunsets and lush green hills to the effortless pace of coastal living - La Caleta captures the beauty, warmth, and balance that define life in Guanacaste. Within the community, future amenities —including a pool, gym, lounge areas, pickleball courts, and a yoga studio —are designed to elevate everyday living and foster connection in an environment inspired by nature.



2 - BEDROOM VILLA

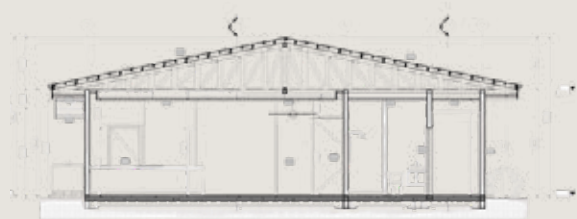
Approx. construction area: 173 m² | Lot size: ≈ 412 m²



The two-bedroom villa offers a seamless open-concept layout where the living, dining, and kitchen areas flow naturally onto a sunlit outdoor terrace — perfect for relaxing or entertaining. The primary suite features an ensuite bath, complemented by a second bedroom and full guest bath, a convenient laundry room, and a carport garage for convenience throughout.

Features:

- Open-concept living and dining areas
- High-end finishes throughout
- Private outdoor area
- Carport garage
- Solid wood front door
- Reserve water holding tank
- Quartz countertops
- Large format high-quality porcelain tiles
- High-quality aluminium windows and doors



2 - BEDROOM VILLA

Approx. construction area: 173 m² | Lot size: ≈ 412 m²



3 - BEDROOM VILLA

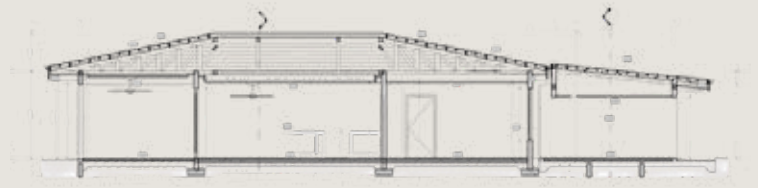
Approx. construction area: 236 m² | Lot size: ≈ 460 m²



Created for those who value space and flow, the three-bedroom villa connects light-filled living areas with a terrace made for entertaining —complete with an outdoor kitchen for warm evenings under the Costa Rican sky. Every bedroom includes a private ensuite bath, balancing luxury and convenience in perfect harmony. With a laundry room, an additional guest powder room and a carport garage, the villa delivers a seamless blend of modern design and relaxed coastal elegance.

Features:

- Open-concept living and dining areas
- Three en-suite bedrooms
- High-end finishes throughout
- Quartz countertops
- Reserve water holding tank
- Large format porcelain tiles
- Spacious terrace with outdoor kitchen
- Two-car carport garage



3 - BEDROOM VILLA

Approx. construction area: 236 m² | Lot size: ≈ 460 m²





LA CALETA

by OFYS