

The Zancudo Lodge

8.60 Acres

Zancudo, Costa Rica

\$18,950,000



HAYDEN  OUTDOORS.

The Zancudo Lodge

TOTAL ACRES:

8.60

PRICE:

\$18,950,000

COUNTRY:

Costa Rica

CLOSEST TOWN:

Zancudo

Presented by



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Property Summary

The Zancudo Lodge is a luxury sportfishing retreat on Costa Rica's Golfo Dulce, offering world-class inshore and offshore fishing, upscale accommodations, and elite service. With 15 elegant rooms, top-tier Contender boats, and over 70 IGFA records, it's a premier destination for anglers. Surrounded by lush jungle and pristine beaches, it's the perfect blend of adventure and relaxation.

Land

Resting on approximately 8.6 acres of oceanfront land, The Zancudo Lodge offers a level lot with waterfront access that includes a lodge, buildings, rainforest canopy, tropical flowers, and a quiet setting.





Activities & Amenities

Beach Access
Boat Slip
Boating/Sailing/Rafting
Dock/Pier
Fishing
Hiking/Climbing
House/Cabin
Income Producing
Lodge/Resort
Off Grid Power
Outbuilding/Barn/Shed/Shop
Outfitting/Guide Service
Recreational Business
Water Access
Water View
Waterfront

Land Details

Address: GVR3+5GC Puntarenas Province,
Zancudo, Costa Rica, International
Closest Town: Golfito
Total Acres: 8.60
Topography: Level
Vegetation: Rainforest Canopy
Include Business?: Yes
Income Type: Outfitter and Lodging
Source of lot size: Unknown

Building Details

Price: \$18,950,000
Homes: 3
Style of Home(s): Hotel
Bedrooms: 15
Full Bathrooms: 15
Outbuildings: 4
Cooling Systems:
Forced Air Cooling
Heating Systems:
Electric Heaters
Waterfront Features:
Oceanfront

Improvements

The Zancudo Lodge features 15 well-appointed rooms, including Standard Rooms (350 sq ft), Junior Suites (450 sq ft), and Master Suites—all equipped with air conditioning, fiber optic internet, flat-screen TVs, premium linens, and plush robes and slippers.

The on-site open-air restaurant, The Gamefisher, serves gourmet sea-to-table cuisine with ocean views, enhanced by a garden that provides fresh herbs and ingredients.

Additional buildings include laundry facilities, office space, storage rooms for equipment and merchandise, a dedicated rod and reel room, and a large custom-designed barn to safely store boats on trailers during the off-season.

The property also includes space for engine and equipment storage, a work area for maintenance projects, and backup power systems with generators and solar energy support.





Recreation

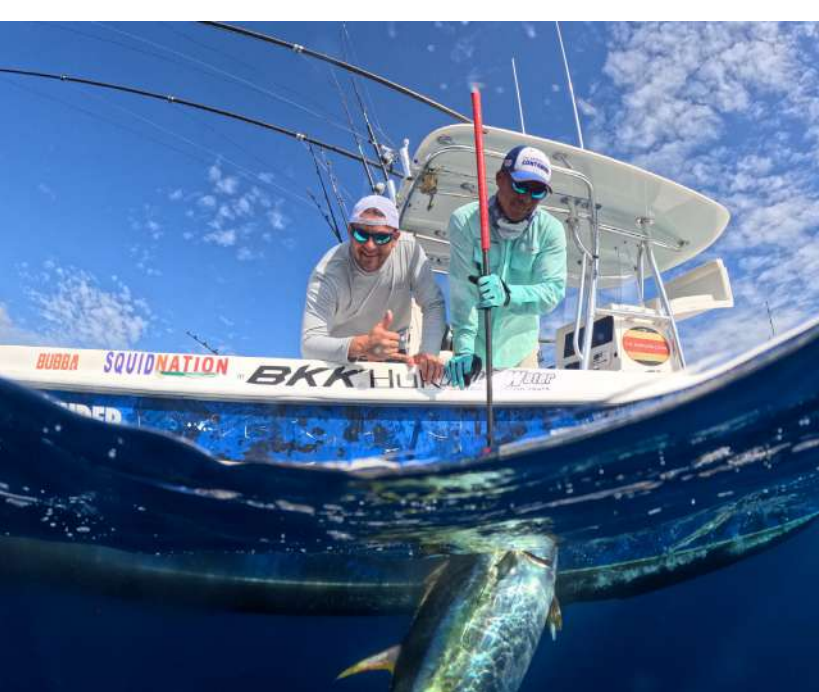
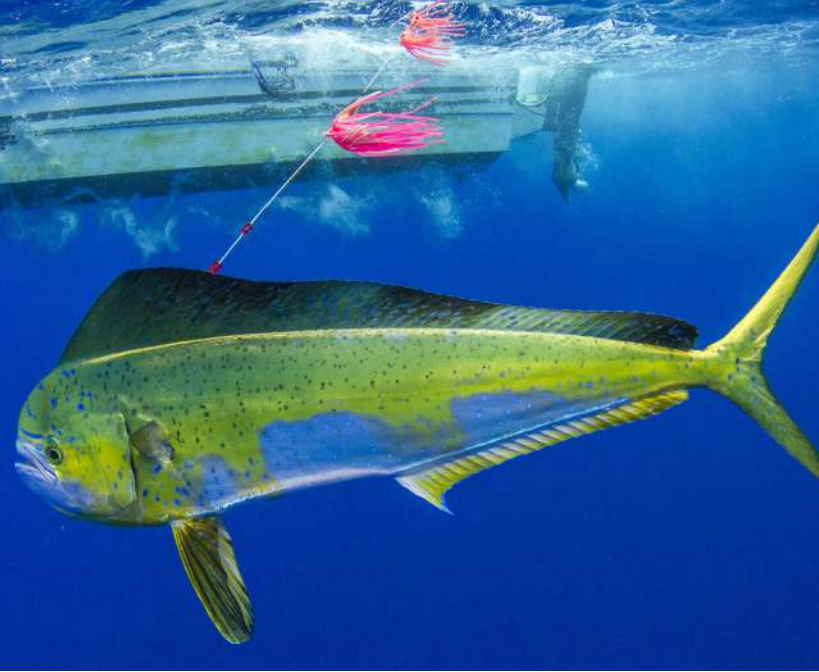
The Zancudo Lodge, situated on Costa Rica's Golfo Dulce, offers a premier sportfishing experience renowned for its diverse marine species and exceptional fishing grounds.

The lodge provides direct access to the rich inshore waters of Golfo Dulce, a 15-mile-wide, 30-mile-long gulf with depths reaching nearly 600 feet. This area is ideal for targeting species such as roosterfish, cubera snapper, African pompano, and bluefin trevally. The volcanic reef structures and rocky outcrops create perfect habitats for these species, making it possible to catch multiple trophy fish in a single outing.

Just a 45-minute ride from the lodge, the offshore waters offer opportunities to catch blue, black, and striped marlin, sailfish, yellowfin tuna, dorado, and wahoo. The lodge's fleet of 32' Contender boats, equipped with dual 300HP Yamaha engines and advanced Simrad radar systems, ensures quick access to these deep-sea fishing grounds.

The Zancudo Lodge boasts a fleet of high-performance boats, including the new 44' Contender Z1 with triple Yamaha 450HP engines and SeaKeeper stabilization for enhanced comfort. The fleet consists of: (5) 32' Contenders with Twin Yamaha 300's, (1) 35' Contender with Triple Yamaha 300's, (1) 28' Custom Boat, (1) 44' Contender, and a transfer boat to pick up and drop off clients at the marina in Golfito. These boats are meticulously maintained, cleaned everyday, and kept in the best of shape. All boats are outfitted with top-tier fishing gear, such as Okuma rods and reels, BKK hooks, and a variety of artificial lures, ensuring anglers have the best equipment for their fishing adventures.

With over 70 IGFA records, The Zancudo Lodge stands as a testament to Costa Rica's rich fishing heritage, offering both novice and seasoned anglers an unparalleled fishing experience in one of the world's most biodiverse marine environment.





General Operations

Between all 15 rooms, the lodge can accommodate up to 30 guests at any time. There are rooms for individuals, couples, and options for large groups.

The lodge currently operates 182 +/- days a year, which is November 30th through the last week of May. However, there is opportunity for the buyer to extend the season closer to or into August which would greatly increase annual income generation.

Currently, there are 36 full-time employees that work at the lodge. The employee turnover is extremely low. During the off-season there are approximately 15 employees that work on-site to maintain the premises and keep the property clean, safe, and to execute any off season projects or improvements that need to be made.

From opening day to closing day the lodge typically stays 90% +/- booked. Many of these bookings are repeat clients that continue to come back year after year.

The Zancudo Lodge has demonstrated steady revenue growth and benefits from a well-established client base, with a high rate of repeat guests who value the lodge's exceptional service and premier fishing experience. Detailed financial information is available upon request to qualified parties.







Region & Climate

From November to April, Zancudo Lodge in Playa Zancudo, Costa Rica, enjoys the dry season, with warm, sunny days and low humidity—ideal for fishing and outdoor activities. During this time, average highs range from 82°F to 89°F (27.7°C to 31.7°C), and rainfall is minimal, especially in February. From May through August, the region transitions into the rainy season, bringing more humidity and afternoon showers, while mornings generally remain clear. Temperatures stay consistently warm, with highs between 83°F and 85°F (28.3°C to 29.3°C), and increased rainfall helps support the lush tropical environment. This climate supports excellent fishing conditions year-round.







Location

The Zancudo Lodge is located in Playa Zancudo, a secluded village in the Golfito canton of Costa Rica's Puntarenas Province. Nestled between the Pacific Ocean to the west and the Sabalo River to the east, the lodge offers a unique setting that combines beachfront luxury with lush tropical surroundings.

Situated near the mouth of the Golfo Dulce, the lodge provides easy access to both inshore and offshore fishing grounds, renowned for species like marlin, sailfish, dorado, yellowfin tuna, roosterfish, and cubera snapper. The area is also celebrated for its rich biodiversity, with opportunities to observe wildlife such as sloths, monkeys, and scarlet macaws right on the property.

The lodge's location in the Southern Zone of Costa Rica, often referred to as "the most biologically intense place on Earth" by National Geographic, makes it an ideal destination for both avid anglers and nature enthusiasts seeking a luxurious yet immersive experience.

All information is to be verified by buyers and buyers legal representation. The map is approximate, but accuracy is not guaranteed.





 Boundary

BOUNDARY LINES
MAP BOUNDARIES ARE ONLY
APPROXIMATE AND MUST BE
VERIFIED FOR ACCURACY.





Hayden Outdoors *Buyer Process*

BUYER QUALIFICATION: Each potential purchaser will be evaluated with respect to very specific submission requirements. Confidentiality will be held in the highest regard. Sellers will be made aware of each potential purchaser's ability to perform, should that become their goal.

PROPERTY SHOWINGS: With regards to scheduling showings on your property, Hayden Outdoors understands and respects your livelihood and personal items. The property will be presented to potential purchasers by a Hayden Outdoors representative by appointment only, unless arranged otherwise.

REPRESENTATION OF OFFERS: Hayden Outdoors will advise and support sellers in the presentation and representation of offers. Hayden Outdoors will supply active and current marketing materials when dealing with each potential offer. Offers must be presented in a timely manner, and Hayden Outdoors brokers will travel to present the offers, and in special cases, Hayden Outdoors may execute a webinar for presentation.

BROKER PARTICIPATION: Hayden Outdoors welcomes outside brokers to bring buyers to purchase our properties. We offer cooperating commission rates to participating brokers. All properties marketed with Hayden Outdoors are exclusively promoted and listed through the real estate process.

EQUAL HOUSING: Hayden Outdoors is proud to be an Equal Housing Opportunity Brokerage. All real estate advertised is subject to the Federal Housing Act, which makes it illegal to advertise "any preference, limitation, or discrimination because of race, color, religion, sex, handicap, familial status, or national origin, or intention to make any such preference, limitation, or discrimination."



"The service you get transcends anything I've ever heard of. They literally turn your vision into reality. I mean, who else does that for you. Nobody"

- RICK STEINER, SELLER/BUYER

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Hayden Outdoors is a family-owned real estate company and brokerage with a background in the cattle and ranching business. In 1976, Leo Hayden founded the company as the Property Exchange, working with farms and ranches for sale near Hays, Kansas. The brokerage moved to Goodland, Kansas in 1981 and became Hayden Inc. In the late 1990's, Leo was joined by his two sons, Dax and Seth, to help grow the business in multiple states. In 2003, Hayden Outdoors was formed to represent sellers and buyers on farm, ranch, and recreational properties in the Great Plains and Rocky Mountains.

The team at Hayden Outdoors has grown and prospered to include over 200 brokers, agents, and an excellent full-time staff supporting the sale of rural land. Hayden Outdoors represents the finest farms, legacy properties, working ranches, hunting lands and recreational properties from coast to coast.

Over time, we have built our team to be composed of brokers and agents with experience and knowledge in their markets and an affinity to "Do what they say they will". Hayden Outdoors is about honesty and integrity with customers and a rich sense of land stewardship. We understand land, water, habitat, livestock, wildlife, minerals and what is necessary to maximize value for our clients. **We truly love the great outdoors!**

We are blessed to work with the owners and buyers of the farms, ranches and other fine recreational properties we represent, because it is still the diversity of owners over the years that make these places so special.

At Hayden Outdoors, we're proud to say that we only work with the **best** brokers and agents who are experienced farmers, ranchers & outdoor enthusiasts.

Hayden Outdoors Real Estate

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