



## Wayaca Commercial Land

### 10.533 m<sup>2</sup>

**Location:** Wayaca

**Lot size:** 10.533 m<sup>2</sup>

**Price:** 2923000 USD

Prime Land for Sale in Wayaca – 10,533 m<sup>2</sup> An extraordinary investment opportunity awaits! This expansive 10,533 m<sup>2</sup> property is located in one of Aruba's most strategic areas, offering unparalleled potential for a variety of developments. Key Value Points

1. Strategic Location • Situated near Queen Beatrix International Airport, providing excellent visibility and accessibility for travelers and locals alike. • Close to major roads like L.G. Smith Boulevard, seamlessly connecting Oranjestad to San Nicolas.

• Neighboring conveniences such as restaurants, shops, gyms, and the Hyatt Place Aruba Airport, a boutique hotel with 116 rooms.

2. Development-Ready Property • A vast 10,533 m<sup>2</sup> lot, ideal for large-scale projects or mixed-use developments. • Surrounded by essential amenities and infrastructure, ready for immediate development.

3. Permitted Uses According to zoning regulations (Airport Zone, Article 24), this property offers a wide range of development opportunities: • Airport Support Services: Retail, restaurants, bars, car rental facilities, and offices. •

Accommodation: A boutique hotel with up to 116 rooms. •

Parking Facilities: Ideal for airport parking or car rental services. •

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