

KAYU RESORT IN EL SALVADOR FOR SALE



KAYU RESORT, RESTAURANT & BAR

Kayu Resort is a premier and upscale beach front resort in El Salvador. Considered a surfer's paradise located in front of the renowned Sunzal Surf Break in Sunzal, next to the surfing community of El Tunco. A pristine location, **one of only a few properties** on the Sunzal beach; situated next to the Private Club Salvadoreño and in front of four surf breaks.

The Kayu Resort offers extended Pacific Ocean views of the Sunzal Surf Break with private direct beach access.

The stylish and impeccably maintained 8 year-old, fully operational resort is now available for the right buyer. Due to competing business demands from their primary business, Kayu International, it has become impractical to manage the resort; therefore, the Owner's wish to sell the property. **This is a unique and rare opportunity** to own one of the best surfing locations and resort in this particular market.

For \$4.8 Million USD

KAYU RESORT, RESTAURANT & BAR

Carretera El Litoral km. 43.5, Playa El Sunzal, La Libertad El Salvador, Central America

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The Kayu Resort is an upscale seven room boutique resort with expansive panoramic Pacific Ocean views, palapa restaurant, fully equipped spacious kitchen for restaurant service, oversized edgeless swimming pool-Jacuzzi, two bathrooms, private well and parking on the premises. Office and separate reception area, laundry facility, large surfboard storage room and two storage palapas.

Adjacent to the resort is a four-deck Ocean Bar and Grill. Private beach access, ample parking, two bathrooms and surfboard rental. All four floors of the bar and grill have exceptional panoramic views of the Pacific Ocean and Sunzal surf break.

The resort has five Executive Suites with A/C, hot water, private bathroom and a spacious balcony. In addition, there are also two smaller rooms with A/C, hot water with private bathrooms.

A private custom two-story Master Casa was designed and completed in January 2015. The privately gated Master Casa includes Exotic Hardwood throughout the inside and outside; imported from SE Asia. 2 bedrooms and 2 full baths with a customized kitchen and living room area; all with panoramic breath-taking Ocean Views.

The master Casa has its own private pool, large bodega, enormous luscious Garden filled with various coconut and banana trees and a vast variety of flowers and grass. A/C, hot water and internet.

The resort and master casa was built with premium materials to North American standards and has high-end amenities. Set amidst flourishing tropical lush gardens and a natural atmosphere. Exotic Tropical Hardwood used throughout the resort that was imported from SE Asia as well as high-end custom tile and furniture from both Guatemala and El Salvador. The resort was conceived, designed and built by the owner's who completed construction in 2009 and opened their doors to visitors in 2010.

Kayu Resort will appeal to investors looking for the convenience and value offered by a stable Central American locale with special appeal to surf and adventure travelers. The resort is well established with continued high occupancy and only 35 minutes from the airport. There is an enormous amount of potential to expand on the property and add additional guest rooms and parking with foundation and plumbing already in place to add 6 – 9 rooms. When paired with the ease of dealing with the North American owners this resort represents a great value and "no-hassles", "turnkey" purchase.



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