ISLAND LIFE
REALTY GROUP ARUBA

Island Life Realty Group Aruba

FOR SALE



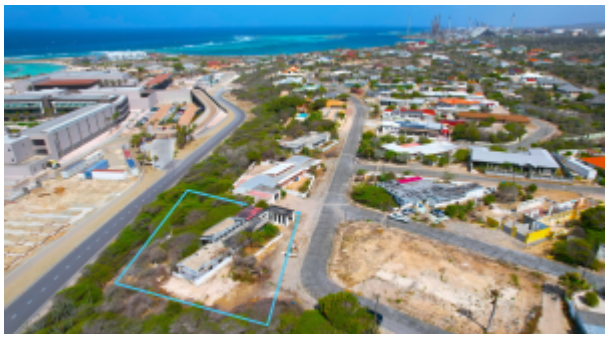
Seroe Colorado 1571

Price: USD 725.000 (AWG 1.305.000)
Location: San Nicolas **Lot size:** 1.023 m2

Prime Residential Lot | Build your dream home in one of Aruba's most promising coastal communities. This exceptional 1,023 m² property is ideally positioned in the desirable neighborhood of Sero Colorado, offering an outstanding setting for a luxury custom residence.The property currently contains an existing structure that is scheduled to be completely demolished and removed, allowing the new owner to begin with a cleared homesite ready for a new vision.The elevated location enjoys refreshing year-round trade winds and beautiful views toward Aruba's coastline, creating an ideal environment for indoor-outdoor island living. Surrounded by spacious residential properties, the neighborhood continues to evolve with new investment and high-end development while maintaining its peaceful character.Conveniently located just minutes from Baby Beach, Rodgers Beach, and the Secrets Baby Beach Aruba Resort, the property offers a unique combination of tranquility, accessibility, and long-term investment potential.Whether you are planning to build a private island residence or secure a premium piece of Aruba real estate, this property presents an exceptional opportunity to create something entirely new in one of the island's evolving coastal areas.Property HighlightsLot Size: 1,023 m² (11,012 sq. ft.)Asking Price: US$725,000Existing structure to be completely demolished and removedProperty to be delivered as a

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