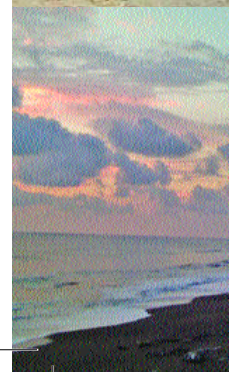




# The Area

*The Nicoya Peninsula is known for its fantastic beaches, soaring mountains, abundant wildlife and friendly, helpful people. Sand, surf and fun are the name of the game. Whether you are bird watching in Malpais and the Cabo Blanco reserve or walking the beaches of Playa San Miguel, Playa del Oro or Playa Caletas and enjoying the sunset you will certainly enjoy the relaxing realm of Punta Dakota.*



## Fractional Ownership at Punta Dakota!

We hope you can come and visit one of the first fractional ownership luxury villa resorts in beautiful Costa Rica.

Punta Dakota is a planned resort community with United States ownership that provides a relaxing vacation spot on the southern Nicoya Peninsula of the gold coast of Costa Rica – Guanacaste. Located between the two international airports, the property is located in what many consider "real" Costa Rica, not to mention the friendly people, beautiful beaches, emerald mountains and abundant wildlife that make Punta Dakota a unique lifetime vacation experience.

Our fractional program eliminates any and all of the typical hassles associated with time share and foreign property ownership. Each share in the US corporation (1/31 fraction) allows 10 days of luxury per year for a lifetime.

Yearly maintenance fees are low. Estimated at \$750.00 to \$840.00 per year, the fees include all utilities, corporate legal and accounting fees, taxes (CR Property), property insurance, garden and pool maintenance and 24 hour on-site security.

Please explore the web site at [www.puntadakota.com](http://www.puntadakota.com). We have incentives in place to come visit! Please contact us today at [info@puntadakota.com](mailto:info@puntadakota.com) or call 001-612-805-1777, 1-855-932-5682 (1-855-9DAKOTA) toll-free (United States CST) for more details.

## Interested?

Go to [www.puntadakota.com](http://www.puntadakota.com) and click on "The Development" / "The Villas" and then Villa Rentals. You will be able to view the availability on the calendar!

Or – please e-mail us at [johnrApuntadakota.com](mailto:johnrApuntadakota.com) or call 612-805-1777, 1-855-932-5682 (1-855-9DAKOTA) toll-free; we look forward to meeting you!

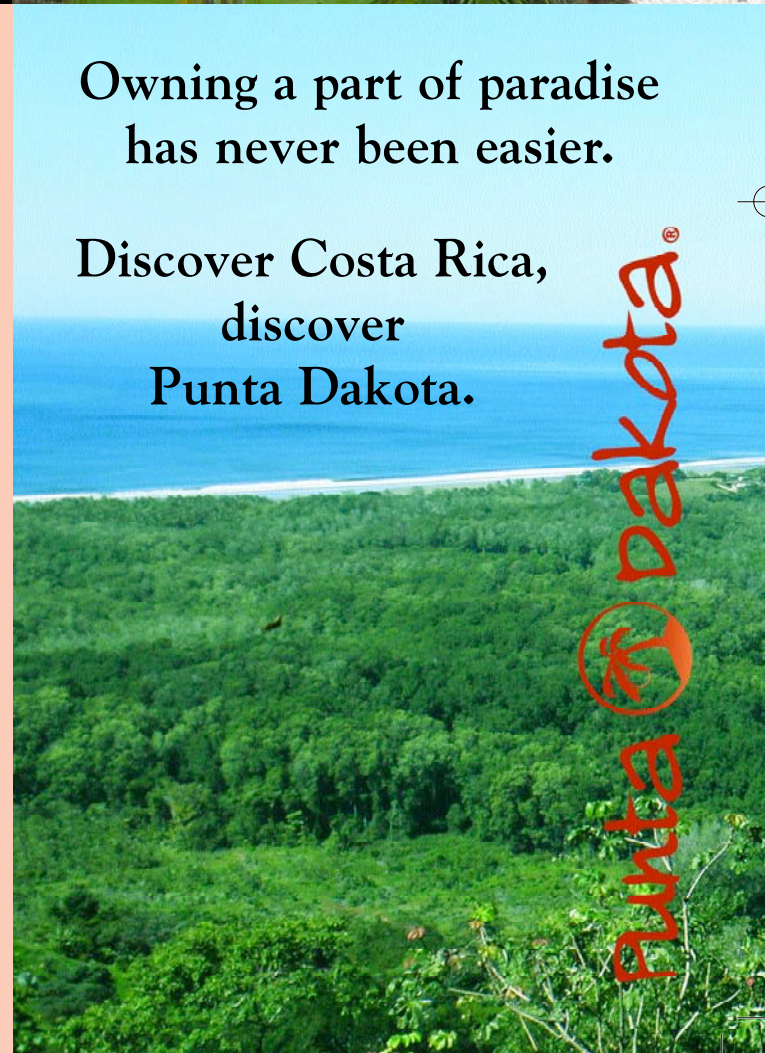
The Villa I and the Pool area are completed and ready for occupancy and enjoyment. Please continue to check [www.puntadakota.com](http://www.puntadakota.com) for new photos!



Punta Dakota is a registered trademark of SDIG in both the United States and Costa Rica. Copyright SDIG, 2011

Owning a part of paradise has never been easier.

Discover Costa Rica,  
discover  
Punta Dakota.





## The Villa Property Features!

- Approximately 4,573 sq ft. (includes veranda areas)
- 4 bedrooms 4½ baths (King and Queen beds)
- Fully custom furnished / Custom Decorated with Original Art
- Air conditioned (bedrooms)
- Ceiling fans on decks and in the Villa
- Stainless Appliances (Refrigerator with Ice Maker, Stove Top, Oven, Microwave, HD Blender)
- Washer / Dryer in Villa
- Satellite Television (2 Flat Screen TVs in Living Areas)
- I-Pod Access / DVD Players
- Internet Access (wireless card provided)
- Phone and Fax Access in the Villa
- Soaring Wood Ceilings
- Tile Floors and Rain Showers (one bathtub shower combined)

- Large Infinity Pool / Bubbler with Showers and Rancho Structures
  - Deck & Pool Area Furniture
  - 24 Hour On-Site Security
  - Two stall garage – ample parking
  - Short stroll to the pool area
  - 10 Minute walk to the beach
  - 5 Minute drives to several beaches
  - Fully landscaped (Over 400 Fruit Trees)
  - Rental Management / Property Management
  - Cleaning and Cooking Services Available\*
  - Bi-lingual (Spanish / English) Driver and Guide Available\*
  - Large Party Catering Available\*
- \* Requires Additional Fees

*Each Villa is professionally decorated and furnished for the ultimate Costa Rica get a way. The unique floor plan allows plenty of space for large groups and maximizes access to the spacious verandas for outdoor living and enjoyment.*



## The Rates

**Summer High Season** January 15 – May 31  
Per Unit Room Rates – 2:00 PM Check-In – Noon Check Out  
3 Night Minimum Stay – Rates Include Cleaning Fees  
Weeks are 7 Night Stays – Months are 28 Day Stays  
See Holiday Exceptions Below

Bedrooms	Daily	Weekly	Monthly
4	\$300.00	\$1,800.00	\$5,580.00

**Green Season** June 1 – December 16

Bedrooms	Daily	Weekly	Monthly
4	\$260.00	\$1,560.00	\$4,836.00

### Holiday Seasons

Christmas / New Year – December 16 – January 15  
Easter – Varies by calendar year  
Per Unit Room Rates – 2:00 PM Check-In – Noon Check Out  
3 Night Minimum Stay – Rates Include Cleaning Fees  
Weeks are 7 Night Stays – No Monthly Stays During These Dates!

Bedrooms	Daily	Weekly	Monthly
4	\$450.00	\$2,700.00	N/A

**NOTE:** A \$250.00 USD Damage Deposit (refundable) is required to secure your rental reservation at Punta Dakota. All rental fees are due 10 days prior to your stay. Cancellation of your reservation within those 10 days carries a 20% penalty. We accept payment via wire transfer, check, Visa and MasterCard. The availability calendar can be viewed at: <http://beta.availabilityonline.com/available.php?un=johnrCR> or please call (US: 612-805-1777) or via e-mail at [johnr@puntadakota.com](mailto:johnr@puntadakota.com).

## The Location

Punta Dakota is located on the mid-southern tip of the Nicoya Peninsula in Guanacaste, Costa Rica.

The nearest town is San Francisco de Coyote and the surrounding area has many fine seafood and international cuisine type eateries. Playa Coyote is still quiet and remote and often you will find that you may be the only person or family on the beach. There are many activities that can be arranged in the area. Some examples are sport fishing, golf, horseback riding, surfing, waterfall tours and canopy rides. Bird watching in the area is World renowned!

Approximately 2½ hours from the provincial capital of Liberia and 3 hours (by ferry) from San Jose, this wonderful area is still being discovered by tourists and vacationers alike. Well know to the surfing community and native Costa Rica inland dwellers, it is slowly becoming a real gem for Costa Rica vacations and adventure.

Come see the location at Google Earth! The property is located at 9°46'32.42N and 85°15'29.84W you can see that it is only 150 yards from Playa de Coyote. At low tide you can stroll across the river and have access to over 13 miles of beach from Playa del Oro to Playa San Miguel. A short drive (five minutes) to the south will put you on the south end of Playa de Coyote or the north end of Playa Caleta.

