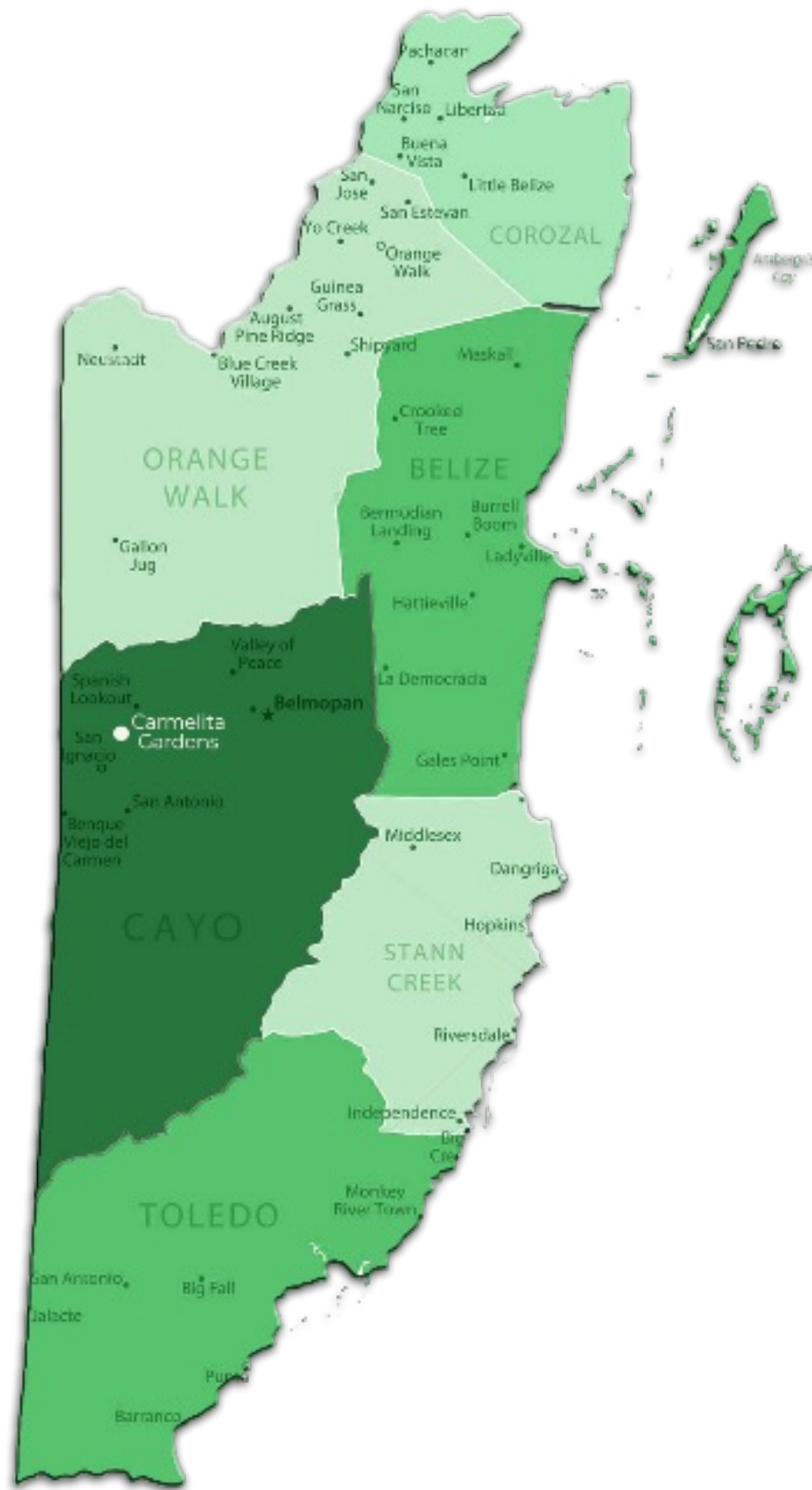


Carmelita Gardens

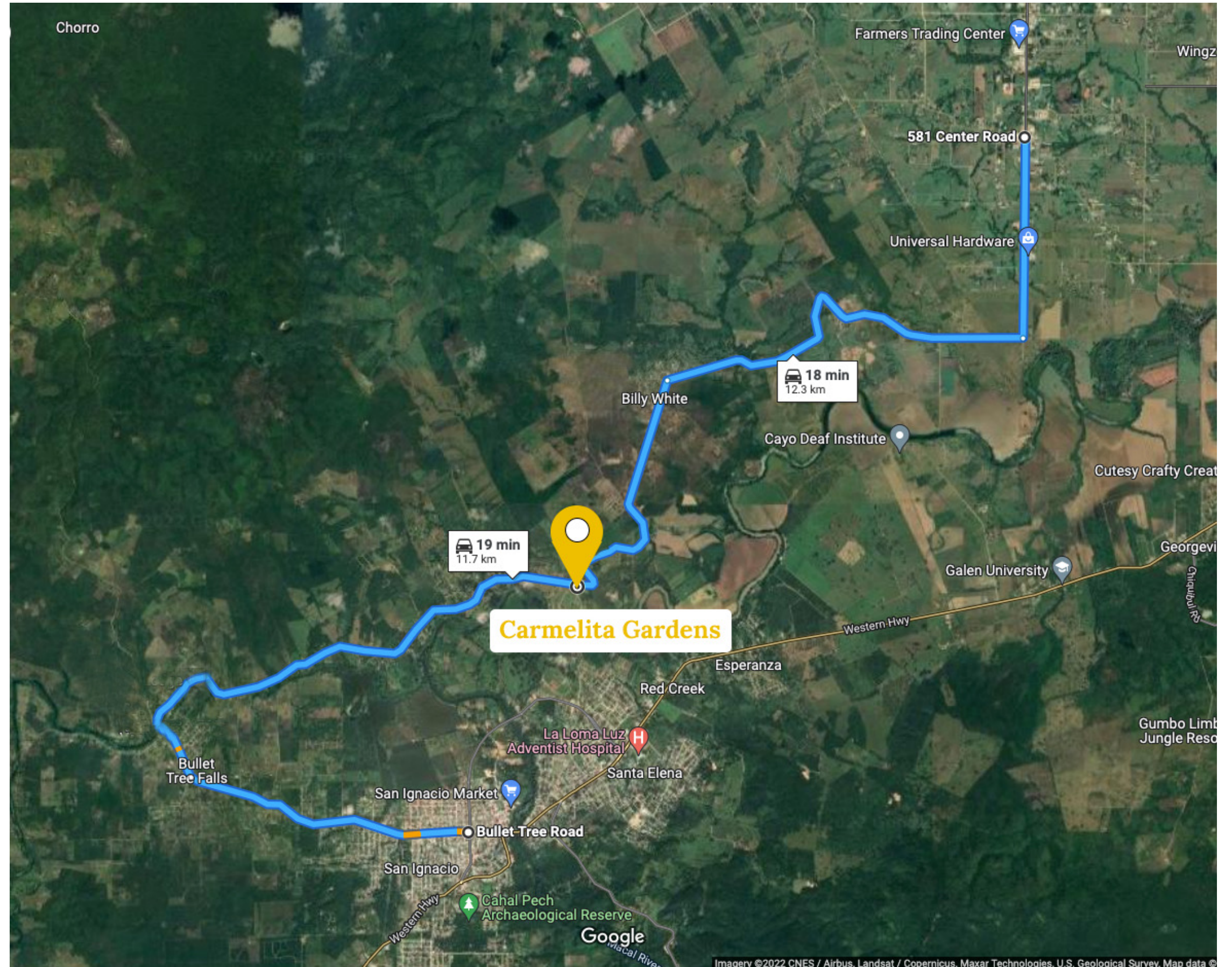
A Sustainable Riverfront Community in Belize







San Ignacio is the hub of the Cayo District



Spanish Lookout is a Mennonite Community and the hub of commerce in Belize

Cayo

Largest District

- World Class Eco-tourism
- The Heartland of Belize
- Industrious and Laid-back
- The Breadbasket of the Caribbean





Spanish Lookout

Mennonite Community

- Grocery Stores & Restaurants
- Gas Stations & Auto Shops
- Building & Hardware Suppliers
- Agricultural & Light Industry
- Health Food Stores





San Ignacio

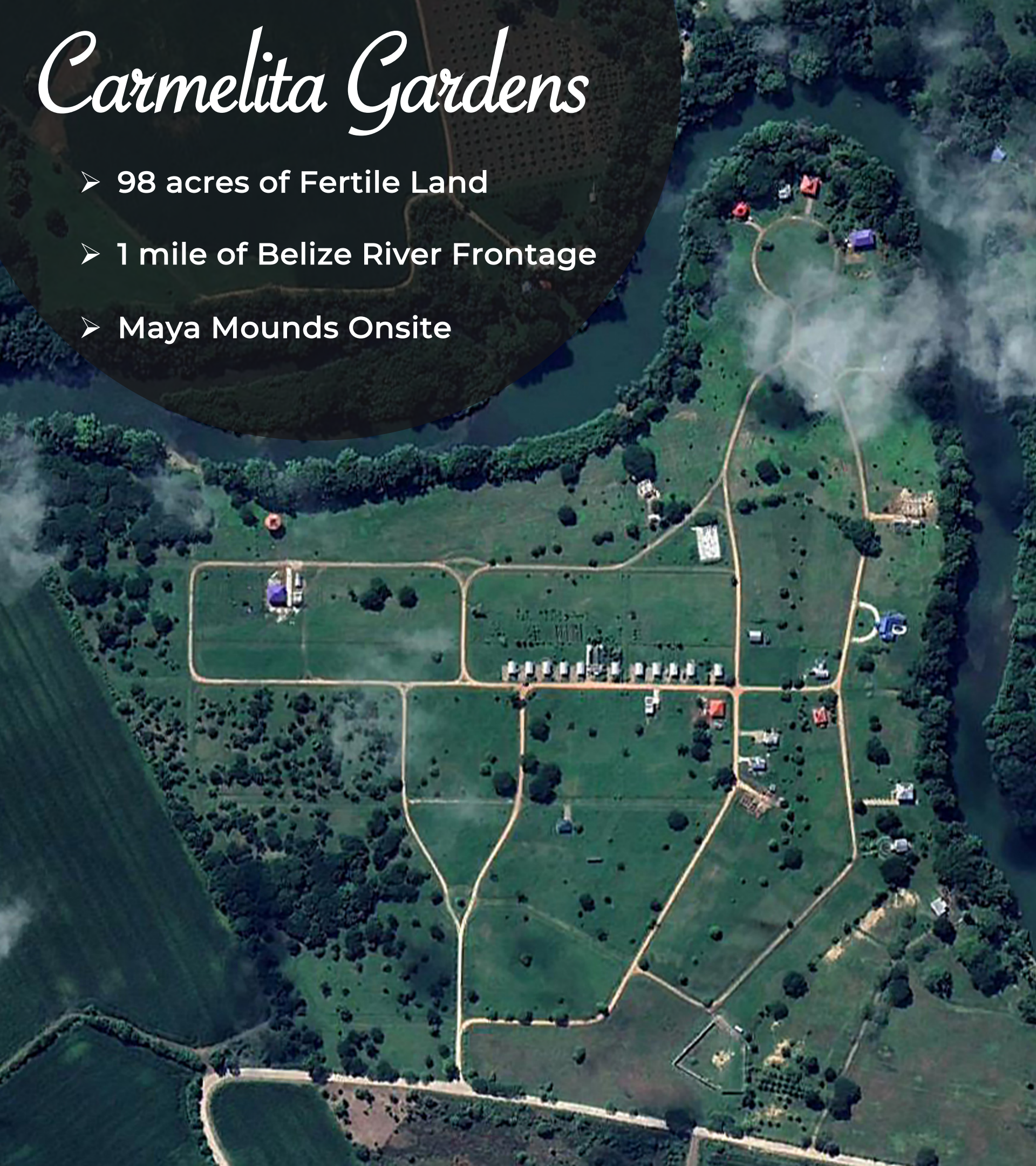
The hub of Western Belize

- Shopping and Restaurants
- Largest Open-Air Market in Belize
- Festivals and Events
- Museums and Archaeological Sites
- Active Social and Civic Groups



Carmelita Gardens

- 98 acres of Fertile Land
- 1 mile of Belize River Frontage
- Maya Mounds Onsite



Site Map

245 LOTS

221 RESIDENTIAL

21 RETAIL

2 CIVIC



7 mi. SPANISH LOOKOUT
Menonite Community

SAN IGNACIO TOWN
Capital Town of Cayo District

7 mi. MAIN
ENTRANCE

An aerial photograph of a lush green river valley. A yellow line drawing is overlaid on the image, representing a town plan. The plan shows a central area with several rectangular blocks, a central square, and various smaller structures and paths. The river flows through the valley, and there are dense forests and fields surrounding the plan. The sky is hazy with some clouds.

Traditional Town Plan

- Civic Buildings
- Gardens & Parks
- Maya Mounds
- Riverfront Recreation
- Residential Neighborhoods
- Riverfront Restaurant & Retail
- Maker Space & Co-Working
- Town Square & Village Green

2020



2023

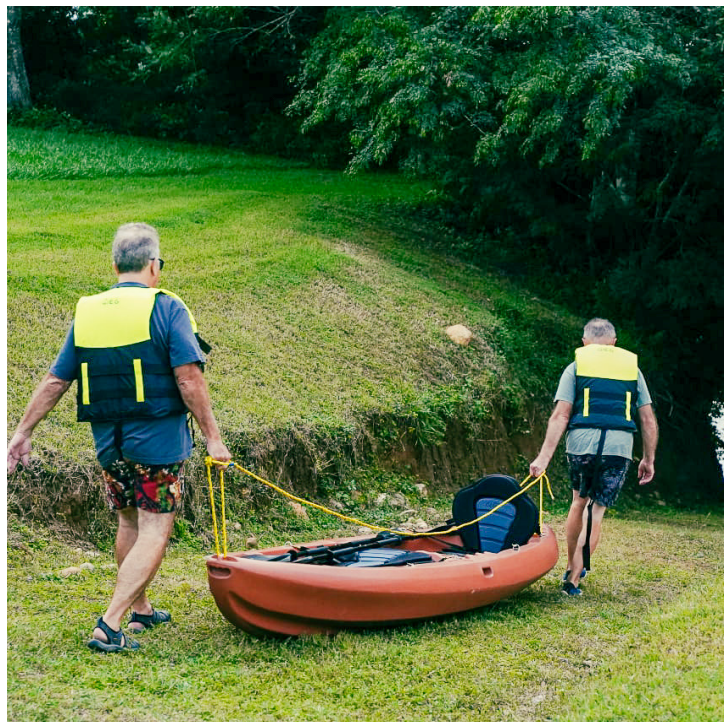
134 LOTS SOLD

44 RESIDENTS ON SITE

34 OFF – GRID HOMES

7 UNDER CONSTRUCTION





Carmelita Gardens Community

*“A good neighbor increases the
value of your property”
~ Czech Proverb*



SOLAR POWER



RAINWATER
HARVESTING



ORGANIC GARDEN



ECO-FRIENDLY
SEPTIC

Cottages

1 bed / 1 bath

Starting \$130,000

\$169,000 on a Green Garden Lot



Bungalow

1 bed / 1 bath / loft

Starting \$200,000

\$244,000 on a Green Village Lot



Villas

2 bed / 2 bath

Starting \$250,000

\$299,000 on a Green Estate Lot



Cottage

~ Construction time: 4 – 6 months

612 sq.ft.

360 Indoor

252 Outdoor

1 Bed / 1 Bath

Starting \$130,000

\$169,000 on a Green Garden Lot





Bungalow

~ Construction time: 5 - 7 months

1280 sq.ft.

618 Indoor

662 Outdoor

1 Bed / 1 Bath / Loft



Starting \$200,000

\$244,000 on a Green Village Lot

Villa

Luxurious Off-Grid Living

~ Construction time: 9 - 12 months

Starting \$250,000

\$299,000 on a Green Estate Lot



Manor

Custom Luxury Homes





Indoor and Outdoor Living Spaces

- Exotic Hardwood Cabinets, Doors, and Floors
 - Granite Countertop
 - Quality Materials and Methods
- Other features to Owners Specifications





7 Step Process

1. Choose a lot
2. Choose a Home Design
3. Building Quote
4. Building Contract
5. Building Permit
6. Construction Process
7. WELCOME HOME

Home Sites

GREENWAY LOTS

\$39,000

\$44,000

\$49,000

RIVER LOTS

\$59,000

\$69,000

\$79,000



GREEN GARDEN
~1/8 ACRE, 50'x100'

RIVER GARDEN
~1/8 ACRE, 80'x100'

GREEN VILLAGE
~1/4 ACRE, 100'x100'

RIVER VILLAGE
~1/4 ACRE, 100'x100'

GREEN ESTATE
~1/3 ACRE, 150'x120'

RIVER ESTATE
~1/2 ACRE, 80'x325'



CARMELITA
GARDENS, BELIZE

www.CarmelitaGardens.com

RIVERFRONT VILLA FOR SALE

Total 3,200 sq.ft.

2 bed/2bath

Screened and open-air porches

Garage and storage

Space for future lift/elevator



\$389,000



Carmelita Gardens Tours

info@carmelitagardens.com

1 DAY TOUR

20 January 2023

- Spanish Lookout – Mennonite Town
- San Ignacio – Hub of the West
- Carmelita Gardens Community

US\$135

All of our tours include meals and transportation from/to Belize City. Alcohol is not included.

3 DAY TOUR

20 - 22 January 2023

- Spanish Lookout – Mennonite Town
- San Ignacio – Hub of the West
- Farmer's Market and Shopping
- Maya Ruins
- Carmelita Gardens
- Accommodation at Cahal Pech Resort

SNGL US\$650/DBL US\$1100

Contact Us

www.CarmelitaGardens.com

info@carmelitagardens.com