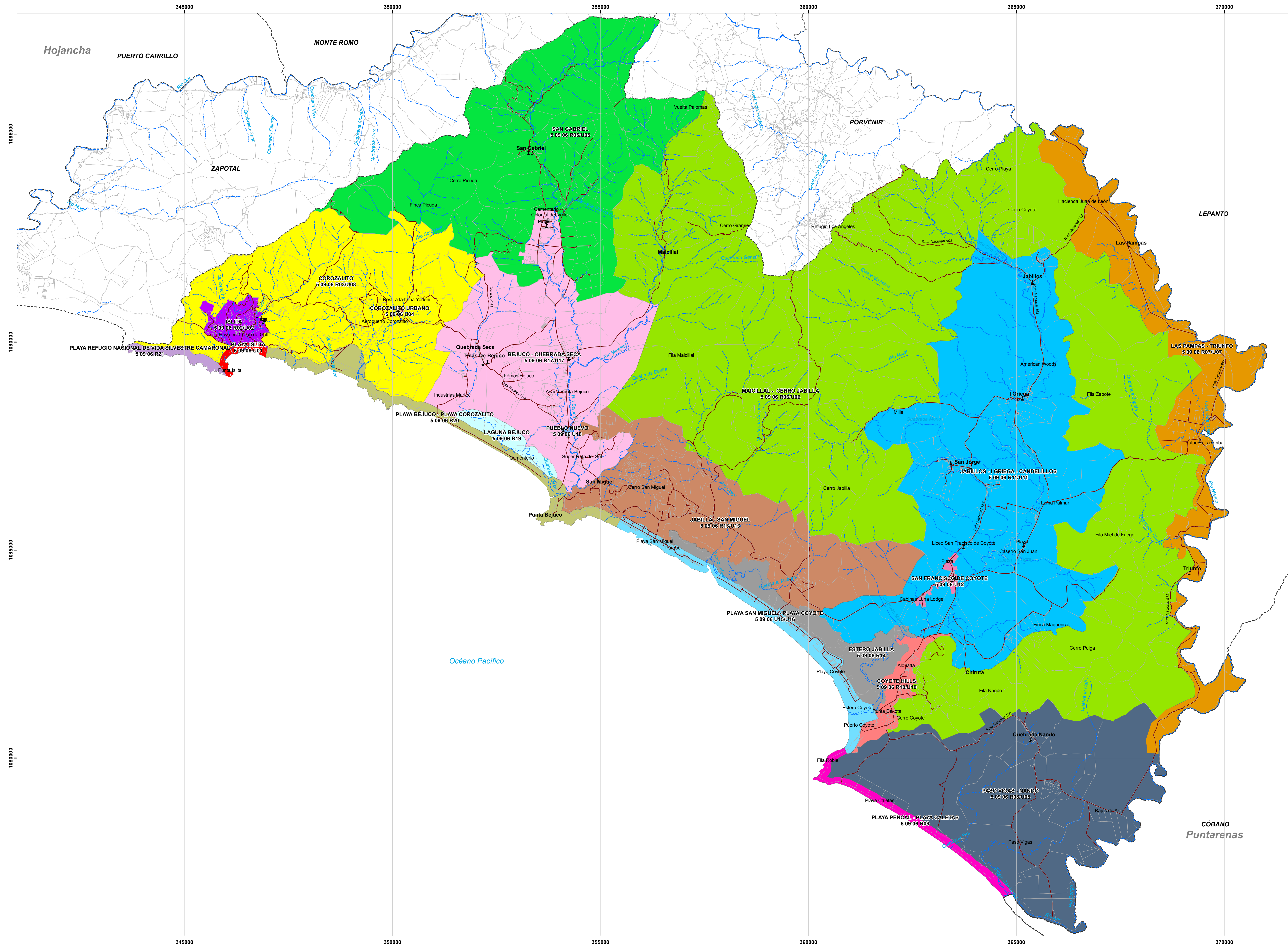


MAPA DE VALORES DE TERRENOS POR ZONAS HOMOGÉNEAS PROVINCIA 5 GUANACASTE CANTÓN 09 NANDAYURE DISTRITO 06 BEJUCO

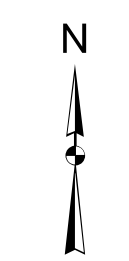


Mapa de Valores de Terrenos por Zonas Homogéneas Provincia 5 Guanacaste Cantón 09 Nandayure Distrito 06 Bejuco

Ministerio de Hacienda
Órgano de Normalización Técnica



Aprobado por:
Ing. Alberto Poveda Alvarado
Director
Órgano Normalización Técnica



Simbología

- Educación
- Culto
- Hidrología
- Vías
- Predios
- Distritos
- Cantones

ESCALA 1:36.000
500 250 0 500 1.000 1.500 m.
1 cm en el mapa equivale a 360 m en terreno

Sistema de Coordenadas Proyectadas
Costa Rica Transversal Mercator
(CRTM05)
Elipsoide WGS84
Atlas Digital ITCR 2014
Base Cartográfica Producida por Programa
Regularización Catastro Registro
Límites Oficiales del Instituto Geográfico Nacional
Información ONT

CONVENCIONES TEMÁTICAS

U 01: Zona Homogénea urbana número uno del distrito.
R: Rural
U: Urbano
El código asignado al tipo de residencial corresponde al que se indica en el Manual de Valores Base Unitarios por Tipología Constructiva, para el comercio se empleará el código 'C' donde el número indica la actividad comercial siendo el 1 la de menor intensidad.

San José, Costa Rica, Abril 2017.

Diagrama de Ubicación



MATRIZ DE INFORMACIÓN DE VALORES DE TERRENOS POR ZONAS HOMOGÉNEAS
PROVINCIA 5 GUANACASTE CANTÓN 09 NANDAYURE DISTRITO 06 BEJUCO

| CODIGO DE ZONA | 509-06-U01 | 509-06-R02 | 509-06-U02 | 509-06-R03 | 509-06-U03 | 509-06-R04 | 509-06-U05 | 509-06-R05 | 509-06-U06 | 509-06-R06 | 509-06-U07 | 509-06-R07 | 509-06-U08 | 509-06-R08 | 509-06-U09 | 509-06-R09 | 509-06-U10 | 509-06-R10 | 509-06-U11 | 509-06-R11 | 509-06-U12 | 509-06-R12 | 509-06-U13 | 509-06-R13 | 509-06-U14 | 509-06-R14 | 509-06-U15 | 509-06-R15 | 509-06-U16 | 509-06-R16 | 509-06-U17 | 509-06-R17 | 509-06-U18 | 509-06-R18 | 509-06-U19 | 509-06-R19 | 509-06-U20 | 509-06-R20 | 509-06-U21 | 509-06-R21 | | |
|-----------------------|---------------|------------|------------|-------------------|-------------|--------------------------|----------------------|--------------------|------------------------------|--------------|-----------------------------------|-------------------------|-----------------------|----------------|---------------------------------|------------------------|--------------|---------------|---------------------------------|--|------------|-------------|------------|-------------|------------|-------------|------------|-------------|------------|-------------|------------|-------------|------------|-------------|------------|-------------|------------|-------------|------------|-------------|------|--|
| NOMBRE | Playa Isilita | Isilita | Corozalito | Corozalito Urbano | San Gabriel | Maicilla - Cerro Jabilla | Las Pampas - Triunfo | Paso Vigas - Nando | Playa Pencil - Playa Caletas | Coyote Hills | Jabillos - I Griega - Candelillos | San Francisco de Coyote | Jabillos - San Miguel | Estero Jabilla | Playa San Miguel - Playa Coyote | Bejuco - Quebrada Seca | Pueblo Nuevo | Laguna Bejuco | Playa Bejuco - Playa Corozalito | Playa Refugio Nacional de Vida Silvestre Camaronal | | | | | | | | | | | | | | | | | | | | | | |
| COLOR | Red | Purple | Yellow | Orange | Green | Light Green | Light Blue | Light Purple | Light Blue | Light Green | Light Blue | Light Green | Light Blue | Light Green | Light Blue | Light Green | Light Blue | Light Green | Light Blue | Light Green | Light Blue | Light Green | Light Blue | Light Green | Light Blue | Light Green | Light Blue | Light Green | Light Blue | Light Green | Light Blue | Light Green | Light Blue | Light Green | Light Blue | Light Green | Light Blue | Light Green | Light Blue | Light Green | | |
| VALOR (¢/m²) | 52.000 | 4.250 | 40.000 | 2.000 | 20.000 | 18.000 | 260 | 4.000 | 270 | 3.000 | 400 | 1.800 | 425 | 5.500 | 2.500 | 2.500 | 12.000 | 1.100 | 8.000 | 20.000 | 675 | 15.000 | 190 | 30.000 | 40.000 | 560 | 7.000 | 15.000 | 160 | 2.000 | 250 | | | | | | | | | | | |
| ÁREA (m²) | 2.500 | 7.000 | 500 | 8.000 | 240 | 450 | 7.500 | 350 | 20.000 | 300 | 10.000 | 340 | 7.000 | 300 | 11.000 | 10.000 | 2.000 | 5.000 | 300 | 500 | 5.000 | 350 | 15.000 | 1.500 | 2.000 | 5.000 | 600 | 1.000 | 250.000 | 7.000 | 22.000 | | | | | | | | | | | |
| PERIEN (m) | 30 | 60 | 25 | 60 | 11 | 20 | 90 | 15 | 100 | 60 | 15 | 11 | 60 | 15 | 70 | 50 | 30 | 75 | 12 | 15 | 60 | 16 | 85 | 30 | 30 | 60 | 15 | 30 | 400 | 85 | 170 | | | | | | | | | | | |
| REGULARIDAD | 1 | 0,9 | 1 | 0,85 | 1 | 1 | 0,8 | 1 | 0,7 | 1 | 0,85 | 1 | 0,85 | 1 | 0,85 | 1 | 0,8 | 1 | 0,85 | 1 | 1 | 0,85 | 1 | 1 | 1 | 0,85 | 1 | 1 | 0,85 | 0,85 | 0,9 | | | | | | | | | | | |
| TIPO DE VÍA | 4 | 5 | 4 | 6 | 5 | 5 | 8 | 7 | 7 | 6 | 6 | 5 | 6 | 5 | 6 | 6 | 5 | 6 | 5 | 6 | 5 | 6 | 5 | 6 | 5 | 6 | 5 | 6 | 5 | 6 | 5 | 6 | 5 | 6 | 5 | 6 | 5 | 6 | 5 | 6 | | |
| PENDIENTE (%) | 0 | 25 | 0 | 30 | 0 | 0 | 50 | 5 | 50 | 0 | 15 | 0 | 30 | 0 | 0 | 35 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 15 | 0 | 0 | 5 | 25 | 20 | | | | | | | | | | |
| SERVICIOS 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | 1 | | |
| SERVICIOS 2 | 16 | 16 | 11 | 16 | 4 | 4 | 11 | 4 | 11 | 4 | 11 | 4 | 11 | 4 | 9 | 15 | 16 | 16 | 11 | 15 | 16 | 16 | 16 | 16 | 16 | 16 | 11 | 16 | 16 | 16 | 16 | 16 | 16 | 16 | 16 | 16 | 16 | 16 | 16 | 16 | | |
| NIVEL | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | |
| UBICACIÓN | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | 5 | | |
| TIPO DE RESIDENCIAL | VC05 | VC05 | VC02 | VC03 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | VC01 | |
| TIPO DE COMERCIO | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| TIPO DE INDUSTRIA | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| HIPOLOGÍA | 3 | | 4 | | 5 | | 5 | | 5 | | 3 | | 4 | | 5 | | 5 | | 4 | | 5 | | 5 | | 5 | | 4 | | 5 | | 5 | | 5 | | 5 | | 5 | | 5 | | | |
| CAP. USO DE LA TIERRA | VI | | VI | | VII | | VII | | VII | | III | | III | | VIII | | VIII | | III | | VII | | VIII | | VIII | | II | | VIII | | VIII | | VI | | VI | | VI | | VI | | | |