ARGENTINA COLONIAL ESTATE

ONGAMIRA | CÓRDOBA | ARGENTINA

5,560 ± ACRES TOTAL
CBC Saunders Real Estate and Nordheimer Campos y Estancias are pleased to present Ongamira, a beautiful Argentina colonial estate spread over 5,000 acres of the breathtaking Córdoba Sierras in the northern Province of Córdoba. The 6 structures offer over 15,000 SF of living space.

The centerpiece of this classic Argentina estate is a 6-bedroom estancia originally built in the English Colonial style and completely renovated in 1998 by the current owners under the guidance of the prestigious Shilton-Stefani architecture firm. Upon completion, this mountain masterpiece was featured in several of the leading design publications in South America.

With the 1998 relaunch, the current owners incorporated hospitality to the Ongamira mix by converting the original ranch building into a 3-room, 6-bed boutique hotel with modern amenities and capacity to welcome and entertain up to 20 guests in style. Each guest room features wood-burning fireplaces, kitchenettes, dining areas and central heating for maximum comfort.

Adjacent to the guest suites is a multi-purpose amenity lounge with an outdoor swimming pool, wood deck and poolside bar, covered grilling and dining area, 2 bathrooms and a laundry room.
The owner’s main residence is a separate building constructed in 1999 following the boutique hotel renovation. The residence with approximately 1,500 square feet of living space features 3 bedrooms, 2 bathrooms, a living room, dining room, laundry room, outdoor terrace, and private pool with amazing views.

A fourth building, originally built for offices and storage, has also been renovated to accommodate guests with 2 suites featuring separate bedrooms and living rooms in the front of the building. The opposite side of the building features the living quarters for the ranch manager, as well as living quarters for the Chef.

The fifth building, the multi-function tack room facility, is the very popular departure point for the horseback riding excursions that, together with the fine dining, make Ongamira such a popular destination with visitors from around the world. The building features locker rooms and shower facilities for visiting guests who are not staying overnight. This building also features 3 bedrooms and a living room for equestrian staff.

The sixth and final building in the sprawling Ongamira compound is a small facility adjacent to the tack room which is the Game Room featuring ping-pong and card tables.
SPECIFICATIONS & FEATURES

Acreage: 5,560 ± acres
Location: Ongamira, Argentina
Province: Córdoba
Sale Price: $3,900,000
Sale Price per Acre: $701

Structures: 6
- 3 bed/2 bath main residence
- Boutique hotel building with 3 guest suites, 6 beds; kitchens and fireplaces in all suites
- Amenity lounge with swimming pool, wood deck, outside bar, and covered grill with dining area
- Fourth building with 2 guest suites and living quarters for the Ranch Manager and Chef
- Tack room and saddlery with guest lockers and bathrooms
- Game room with ping-pong and card tables

Total Living Space: 15,000 ± Square Feet
Current Use: Cattle ranching, horseback riding, hospitality
Ongamira is located in the Argentina Province of Córdoba. The property can be reached with a 1-hour flight from Buenos Aires to Córdoba followed by a scenic, 2-hour drive from Córdoba north to Ongamira on state roads which are well maintained.
ARGENTINA

After a decade of isolationist policies, Argentina embarked on a new chapter of free-market, pro-business reforms in December 2015 with the inauguration of Mauricio Macri. Two of Macri’s first reforms in office brought long overdue relief to the farming and real estate sectors in Argentina. The elimination of punitive taxes on crop exports and the removal of US dollar currency controls have reigned the country’s agribusiness sector and restored liquidity to the real estate market, a sector where properties have been listed and sold in dollars for over half a century. Slowly, Argentina is regaining the levels of production and exports of beef, corn, and soybeans lost over the past decade under the previous administration. That effort was boosted in early 2018 with more protectionist trade signals emanating from Washington which lifted Argentina’s exports to key trading partners like China and Mexico. The dollar, which surged 30% against the peso overnight upon Macri’s election, continues to move ever higher making Argentina’s hard assets, like land, a bargain for foreign buyers with dollars in hand. While political and economic winds will continue to shift in Argentina, the country’s reputation as one of the best places to live in the Western Hemisphere is unwavering, and the quality of life in Argentina measured in terms of safety, affordability, education, and quality of health care is arguably the best in all of Latin America.

CÓRDOBA

After Buenos Aires, Córdoba is the second-largest province in Argentina in terms of population. Córdoba is located in the center of the country where the climate is temperate. Summers (Dec-Feb) are hot and humid, fall and spring are pleasant, and winters are very dry. Monthly precipitation ranges from 3 to 5 inches. The defining geographic feature of Córdoba are three major mountain ranges known as the Sierras de Córdoba reaching maximum altitudes of 6,400 feet. Livestock and agriculture account for 10% of Córdoba’s economic output. Córdoba accounts for 15% of Argentina beef production and 28% of Argentina dairy output. The capital city of Córdoba (pop. 1.5 million) enjoys direct flights to Buenos Aires, Miami, Santiago, Lima, Panama City, Rio de Janeiro and São Paulo.