

NESTLED IN COSTA RICA'S RAINFOREST



S a l e s M a n u a l
2 0 2 6

Manuel Antonio
Costa Rica



A B O U T U S

Our mission at Jungle Vista Boutique Hotel in Manuel Antonio, one of the world's greatest eco-destinations, is to create a nature-inspired guest experience for our visitors. With that in mind, we are committed to providing guests with every opportunity to experience the energy, vitality, and beauty of our amazing part of Costa Rica. We strive to provide our guests with stylish, spacious, modern accommodations that, combined with an unparalleled closeness to nature, will enhance your visit to our jungle paradise.

The hospitality team here at Jungle Vista — the same team that brought Los Altos Resort to Manuel Antonio — is proud to build upon our legacy to offer every guest the most wonderful experience possible. Our passion and respect for Manuel Antonio's one-of-a-kind rainforest ecosystem guided us in our vision at Jungle Vista, and our continued love and admiration for nature inspired us to design the property around these core values. Our vertical design buildings, with their small ecological footprints, give our guests a peek into the treetop world inhabited by many amazing local animals who rarely venture to the ground and are rarely seen up close.

Our artfully crafted suites and apartments reflect our desire to create a space in which guests feel the beauty of our natural surroundings inside and out. This means we placed an emphasis on large windows that allow for panoramic forest views and foster the seamless flow of natural light into the rooms as well as furnishings that integrate with the space, not clutter it. The balconies in every room offer an ideal way to literally step outside and experience the rich sights, smells, and sounds of the rainforest. Additionally, our pools and patios provide an ideal space to kick back, relax, and admire the spectacular rainforest that surrounds our jungle hotel.



LOCATION

There is so much to love at Jungle Vista, and one thing is its location. Its extraordinary proximity to natural surroundings as well as our central location to Manuel Antonio's most attractive destinations make it a place you will not want to leave.

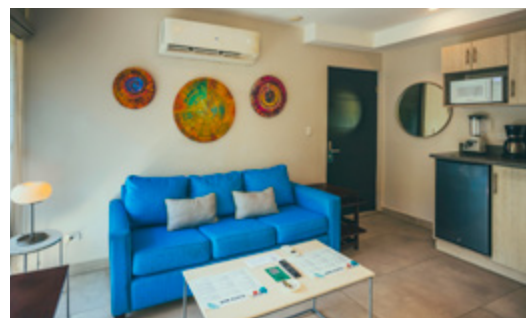
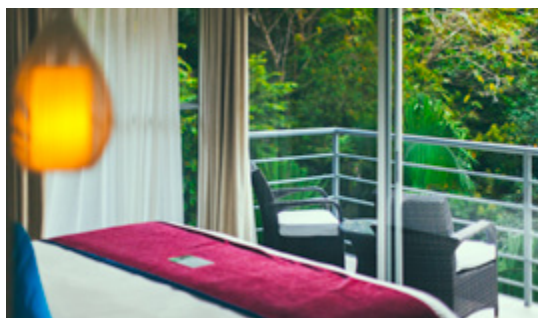
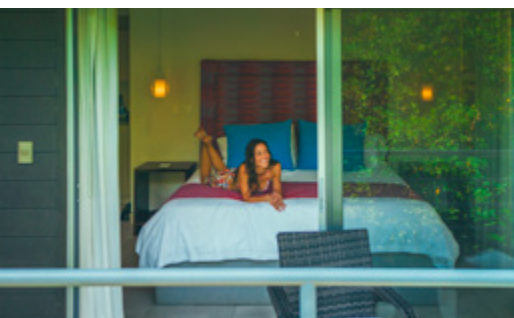
Located in the heart of Manuel Antonio, Jungle Vista Boutique Hotel is perfectly situated for access to the best of everything the area has to offer. A short walk up to the main road guests can find the area's best restaurants, souvenir shops, pharmacies, and grocery stores. The world-famous Manuel Antonio National Park is only a 5-minute drive as are its world-famous beaches. Lovely beaches are also extremely near, either a short drive or walk away.

Especially close to Jungle Vista, Playitas Beach, is a local secret gem, and just half a mile down the road (800 meters). Also, about the same distance away and is easily accessible by foot is Biesanz Beach. Many other area beaches are a short drive away.



OUR SUITES

All our studio-style suites and apartments are larger than an average hotel room, providing our guests with extra space and comfort during their stay. The suites and apartments have both a sleeping and living room area with a full-size couch and chairs so guests can relax comfortably after a long day of exciting activities. Our Tucan Apartments are equipped with full kitchens while our Titi Suites are equipped with kitchenettes both allowing guests to prepare meals in the privacy of their room while staying with us.

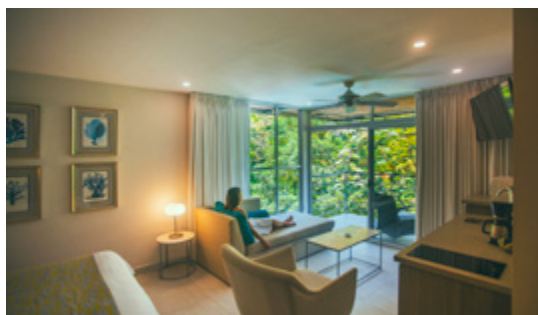
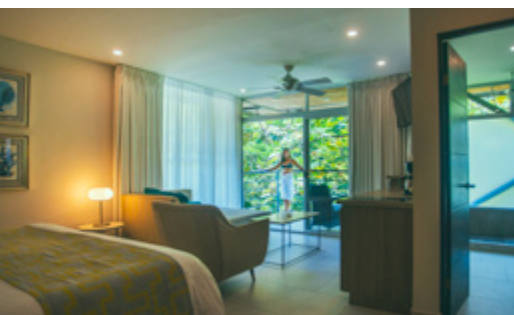


I G U A N A SUITES

Our Iguana Suites are perfect for couples looking for a comfortable and spacious stay with amazing views of our pools and the jungle just outside their windows and balconies. Each suite measures 345 ft² (32 m²). What makes the Iguana Suites so special is the incredible panoramic forest view found in each one. Each suite has a full-sized balcony that lets guests enjoy the scenic views of the pools and rainforest, and hopefully spot an iguana taking a sunbath outside.

Maximum occupancy 2 people

SUITE AMENITIES	AMENITIES AVAILABILITY
AIR CONDITIONING	✓
KING SIZE BED WITH 600 THREAD COUNT SHEETS	✓
FLAT SCREEN SMART TV	✓
HIGH SPEED WIFI	✓
COFFEE MAKER	✓
MICROWAVE OVEN	✓
MINI FRIDGE	✓
HAIR DRYER	✓
IN ROOM SAFE BOX	✓



TITI SUITES

The Titi Suites are our most popular option by far.

They are perfect for small families and can sleep up to two adults and two children.

Each suite measures 460 ft² (43 m²) and has a full-sized balcony for guests to enjoy watching groups of little copper-colored titi monkeys and other animals that travel through the treetops just outside your windows.

Maximum occupancy up to 3 adults or 2 adults and 2 children.

SUITE AMENITIES	AMENITIES AVAILABILITY
AIR CONDITIONING	✓
KING SIZE BED WITH 600 THREAD COUNT SHEETS	✓
LIVING ROOM AREA WITH A FULL-SIZED COUCH (WITH PULL OUT MATTRESS FOR TWO) AND ARMCHAIR	✓
FLAT SCREEN SMART TV	✓
HIGH SPEED WIFI	✓
COFFEE MAKER	✓
MICROWAVE OVEN	✓
ELECTRIC STOVE	✓
BLENDER	✓
MINI FRIDGE	✓
HAIR DRYER	✓
IN ROOM SAFE BOX	✓



TUCAN APARTMENTS

Our Tucan Apartments offer guests our most spacious accommodations of all. Each apartment measures 580 ft² (54 m²) and has a more private sleeping area, full size living room with a full-sized couch (equipped with a pull-out mattress - sleeps two) and armchair, and a full kitchen. These units are perfect for larger families or those planning on longer stays, offering guests all they need to truly make Jungle Vista - Boutique Hotel their home away from home while staying in Manuel Antonio. When sitting outside on their private balconies, guests will feel like they are literally sitting in the trees, sharing a branch with a toucan and who knows - a monkey may even stop by for a visit!

Maximum occupancy up to 4 adults per room or 2 adults and 2 children.

SUITE AMENITIES	AMENITIES AVAILABILITY
AIR CONDITIONING	✓
KING SIZE BED WITH 600 THREAD COUNT SHEETS	✓
LIVING ROOM AREA WITH A FULL-SIZED COUCH (WITH PULL OUT MATTRESS FOR TWO) AND ARMCHAIR	✓
FLAT SCREEN SMART TV	✓
HIGH SPEED WIFI	✓
COFFEE MAKER	✓
MICROWAVE OVEN	✓
FULL SIZED FRIDGE	✓
GAS STOVE	✓
GAS OVEN	✓
BLENDER	✓
HAIR DRYER	✓
IN ROOM SAFE BOX	✓

FACILITIES



OUR POOL

What is better than one pool right next to the tropical rainforest? Two pools right next to the tropical rainforest! At Jungle Vista we have built a multi-level outdoor pool area to give our guests more options and more space to relax and cool off. Both levels put guests right next to the tropical rainforest and allow guests to see wildlife up close and personal.



THE SLOTH RESTAURANT

Our poolside Sloth Restaurant is the perfect place to order a drink or delicious meal while lounging by the pool or relaxing on the balcony of your suite. Breakfast is served each morning in our beautiful Creekside dining area. It is also the perfect spot for remote working, if you are not too distracted by the amazing surroundings. Our staff will make sure your drinks are always full and your delicious meal is served fresh.

Our menu consists of a perfect mix of burgers, wraps, salads and ceviches as well as a full bar selection of natural fruit drinks, local beers, delicious wines, and cocktails.

SERVICE AVAILABLE FROM 6:30 AM TO 9:00 PM

ACTIVITIES

Exciting Manuel Antonio, Costa Rica Tours & Activities. Jungle Vista Boutique Hotel works with the most highly regarded tour operators in Manuel Antonio, Costa Rica.

Our many years of being in the Manuel Antonio/Quepos area have given us the opportunity to develop and cultivate excellent partnerships with the companies that offer the most affordable, and of course, the safest and most exciting tours and activities.



LET THE **EXPERTS** HELP YOU PLAN YOUR ACTIVITIES

Our expert concierge is available to present, discuss, and help you determine which tours or activities are the most suited to your time, budget, abilities, and age. One of the most exciting aspects of visiting Manuel Antonio is the opportunity to choose from an extraordinary array of tours and activities that offer the chance to explore and discover the beautiful landscapes, ecosystems and culture of this quaint, but dynamic Pacific coast town.

Our central location ensures that guests have easy access to each of Manuel Antonio's tour and activity offerings. Once you decide on your adventure, our concierge will happily book it and arrange for the appropriate transportation. Our goal is to provide guests with an effortless opportunity to immerse themselves in the natural beauty of Manuel Antonio and culture of Costa Rica.





BEAUTIFUL WEDDINGS AT JUNGLE VISTA BOUTIQUE HOTEL

Manuel Antonio is Costa Rica's number one destination wedding area and for good reason! The combination of world-famous tropical beaches, a world-renowned national park, and diverse activities, tours, restaurants and shopping already make it one of Costa Rica's most popular destinations.

Jungle Vista Boutique Hotel is the perfect venue for your dream Costa Rica wedding. Nestled into a beautiful hillside in the heart of Manuel Antonio with unparalleled views of the lush rainforest, our boutique hotel is just the right spot for your intimate destination wedding. Setting up a destination wedding can seem intimidating, but there but there's no need to worry. Our experience in planning every aspect of your event will help create an unforgettable ceremony and celebration.

With the opportunity to rent the entire property, the success of your event will be our top priority. Say your vows in a beautiful setting on the restaurant terrace or around the pool and dance the night away with your family and friends (and maybe a few monkeys and sloths joining the party from the nearby treetops). Jungle Vista Boutique Hotel is perfectly situated to make you feel like you have the rainforest all to yourself as you celebrate your special day.



R A T E S
2 0 2 6



HIGH SEASON

Jan 05th - March 28th, 2026 | Apr 06st-30th | July 01st - Aug 31st, 2026

IGUANA SUITE	US\$ 270.00
TITI SUITE	US\$ 295.00
TUCAN APARTMENT	US\$ 320.00
EXTRA PERSON	US\$ 50.00

LOW SEASON

May 01st - Jun 30th, 2026
Sep 01st - Dec 19th, 2026

IGUANA SUITE	US\$ 230.00
TITI SUITE	US\$ 270.00
TUCAN APARTMENT	US\$ 295.00
EXTRA PERSON	US\$ 45.00

PEAK SEASON

March 29th - 05th April, 2026
Dec 20th, 2026 - Jan 04th, 2027

IGUANA SUITE	US\$ 370.00
TITI SUITE	US\$ 400.00
TUCAN APARTMENT	US\$ 430.00
EXTRA PERSON	US\$ 60.00

- Rates are per night based on single or double occupancy.
- Include daily complimentary breakfast
- Extra pax is commissionable
- Do not include 13% sales and hote tax.
- All rates are in US dollars.

MAXIMUM OCCUPANCY

Iguana Suites allow up to 2 adults.

Titi Suites allow up to 3 adults or 2 adults and 2 children.

Tucan Apartments allow up to 4 adults per room or 2 adults and 2 children.

EXTRA PERSON & CHILDREN SURCHARGE

High Season: An additional surcharge of \$50.00 + tax per person, plus tax per night, includes breakfast.

Low Season: An additional surcharge of \$45.00 + tax per person, plus tax per night, includes breakfast.

Peak Season: An additional surcharge of \$60.00 + tax per person, plus tax per night, includes breakfast. Children under 6 years old are free of charge, includes breakfast.

Infant Crib Policy: Available upon request for an additional fee of \$30.00 + taxes. Please note that availability is limited, and we recommend reserving in advance to ensure your request is accommodated.

BEDDING CONFIGURATION

Iguana Suites: one king size bed

Titi Suites: one king size bed and a full-sized couch (with pull out mattress) and armchair

Tucan Apartments: King size bed and a full-sized couch (with pull out mattress) and armchair

CHECK-IN | CHECK-OUT

Check in time is 15h00 hours and check out time is 11h00 hours. The hotel will make every effort to accommodate requests for early arrivals and late departure. A special luggage room will be available always.

PEAK SEASON

Minimum of three consecutive nights required.

GROUP POLICY

- 5 or more units (all categories) are considered groups.
- Complimentary rooms for guide and driver will be provided in the hotel when the occupancy allows it, otherwise we will provide lodging at Teva Hostel located 10 minutes away off site. Less than 5 room a surcharge of \$120.00+tax will apply.
- TL has a surcharge special rate of \$120.00+tax when booking 3 or more suites.
- Free welcome beverage (coffee, tea, soda, natural juice, water, beer, wine)
- 50% off on food and beverage for guide and driver.
- Free meals for guide and driver when group includes meals in the hotel restaurant.

- A booking of a minimum of 3 nights is required for reservations that include lodging for Easter Week and from December 20th thru January 04th.

MEAL RATES

Half Board Night Rate

This option allows guests to enjoy more of our exceptional culinary offerings by including dinner with their accommodation.

Dinner Rate per Person: \$39 + 23% tax

- Rate: Non-commissionable
- This rate includes a daily selected menu. Please note that à la carte options and drinks are not included.

Dinner Rate per Child: \$20.00 + 23% tax

- Rate applies for children from 0 to 8 years old.
- Children 9 years old and above pay the adult rate.

CHRISTMAS DINNER 2026

Adult Rate	Children Rate 6-12 years
\$68,00	\$34,00

- Dinner not obligatory.
- Includes Sloth Cocktail, appetizer, main course and dessert.
- Taxes not included.
- Rates are non-commissionable.
- Children aged 5 and under dine for free in company of parents
- Children from 6 years to 12 years pay the children's menu rate.
- Children 13 years and above pay the adult menu rate
- Beverages not included.

NEW YEARS DINNER 2026

Adult Rate	Children Rate 6-12 years
\$75,00	\$34,00

- Dinner is mandatory.
- Sloth Cocktail included and buffet style dinner.
- Show.
- Taxes not included.
- Rates are non-commissionable
- Children aged 5 and under dine for in company of parents
- Children from 6 years to 12 years pay the children's menu rate.
- Children 13 years and above pay the adult menu rate
- Beverages not included.

PROCESSING A RESERVATION

- All reservations must be sent in writing directly to the hotel.
- Requested reservation confirmations are subject to availability.
- We do not accept pets except for seeing-eye dogs for people with special needs.
- Smoking is not allowed in any of our suites, apartments or on the property.

LAST MINUTE RESERVATIONS



For reservations made between 29 and 9 days prior to arrival, the hotel will allow 3 days to process payment once the reservation is confirmed. For reservations made 8 days or less prior to arrival, the hotel will allow 48 hours to process payment once the reservation is confirmed. Payments not completed within this time will be cancelled immediately.

RESERVATION INFORMATION

Email: reservations@junglevistahotel.com

Telephone: +506 2777-8818

WhatsApp | Emergency Phone Number:
+506 6172-2619

Emergency Phone Number: +506 2777-8888

Website: <http://junglevistahotel.com>

Address: 100 m west from Hotel La Mariposa,
Manuel Antonio, Puntarenas, Costa Rica

ACCOUNTING MANAGER

Saymond Guerrero

Email: saymond@teferet.com

PROPERTY MANAGER

Oren Marciano

Email: oren@junglevistahotel.com

RESERVATION MANAGER

Efrain Valverde

Email: reservations@junglevistahotel.com

GENERAL MANAGER

Pascal Legrain

Email: gerencia@junglevistahotel.com
8877-9257

SALES & MARKETING DIRECTOR

Mrs. Jennifer Pérez | Costa Rica Marketing

Email: jperez@junglevistahotel.com |
jperez@costaricamarketing.cr

LAST MINUTE BOOKING

For reservations done between 29 and 9 days prior to arrival, the hotel will allow 3 days to process payment, once the reservation is confirmed. For reservations done 8 days or less prior to arrival, the hotel will allow 48 hours to process payment, once the reservation is confirmed. Payments not completed within this time period will be cancelled immediately.

FIT'S PAYMENT POLICIES

HIGH SEASON

All reservations must be paid in full no less than 45 days prior to guests' arrival. Otherwise reservation must be guaranteed by a voucher or credit card in accordance to the negotiation with the hotel.

LOW SEASON

All reservations must be paid in full no less than 30 days prior to guests' arrival. Otherwise reservation must be guaranteed by a voucher or credit card in accordance to the negotiation with the hotel.

EASTER WEEK & PEAK SEASON

For all reservations for the period March 29th to April 05th, 2026 & December 20th 2026 - January 04, 2027 a 10% must be paid at the booking time and in their entirety by 90 days prior to guests arrival. Otherwise reservation must be guaranteed by a voucher or credit card in accordance to the negotiation with the hotel.

IMPORTANT NOTES

- A booking of a minimum of 3 nights is required for reservations that include lodging or Easter Week and from December 20th through out January 04th.
- On the night of December 31st, there will be a New Year's Eve Dinner with show. Price per person US\$75.00 per adult and children 6 to 12 years US\$34.00 taxes not included. Mandatory cost for all guest staying at the hotel.
- For guaranteed reservations confirmed conditions will apply.
- Unused services are not refundable or exchangeable. Name changes do not apply on reservations.

GROUPS TERMS & CONDITIONS

- 5 or more units (all categories) are considered groups.
- Complimentary rooms for guide and driver will be provided in the hotel when the occupancy allows it, otherwise we will provide lodging at Teva Hostel located 10 minutes away off site. Less than 5 room a surcharge of \$120.00+tax will apply.
- TL has a surcharge special rate of \$120.00+tax when booking 3 or more suites.
- Free welcome beverage (coffee, tea, soda, natural juice, water, beer, wine)
- 50% off on food and beverage for guide and driver.
- Free meals for guide and driver when group includes meals in the hotel restaurant.
- A booking of a minimum of 3 nights is required for reservations that include lodging for Easter Week and from December 20th thru January 04th.

GROUPS PAYMENT POLICIES

HIGH SEASON

All reservations must be paid in full no less than 90 days prior to guests' arrival. Otherwise reservation must be guaranteed by a voucher or credit card in accordance to the negotiation with the hotel.

LOW SEASON

All reservations must be paid in full no less than 60 days prior to guests' arrival. Otherwise reservation must be guaranteed by a voucher or credit card in accordance to the negotiation with the hotel.

EASTER WEEK

For all reservations for the period March 29th to April 05th, 2026 a 25% must be paid at the booking time and in their entirety by 90 days prior to guests arrival. Otherwise reservation must be guaranteed by a voucher or credit card in accordance to the negotiation with the hotel.

PEAK SEASON

For all reservations for the period December 20th 2026 - January 04th 2027 a 25% must be paid at the booking time and in their entirety by 90 days prior to guests arrival. Otherwise reservation must be guaranteed by a voucher or credit card in accordance to the negotiation with the hotel.

IMPORTANT NOTES

- On the night of December 31st, there will be a New Year's Eve Dinner with show. Price per person US\$75.00 per adult and children and children 6 to 12 years US\$34.00 taxes not included. Mandatory cost for all guest staying at the hotel.
- For guaranteed reservations confirmed conditions will apply.
- Unused services are not refundable or exchangeable. Name changes do not apply on reservations.
- In the case of credit agencies, the corresponding voucher must be sent to guarantee the reservation.

THE HOTEL, will automatically cancel any reservation that has not met all the stipulated payment requirements.

BUYOUT POLICIES

All reservations must be paid in their entirety no less than 90 days prior to guests' arrival.

LODGING CANCELLATION POLICIES

All cancellations must be sent in writing to the hotel, awaiting confirmation in written format on behalf of our company for it to be considered effective.

FITS POLICIES 2026

POLICY	HIGH SEASON	LOW SEASON	EASTER WEEK	PEAK SEASON
No penalty	46 days or more prior to arrival	31 days or more prior to arrival	N/A	N/A
10% penalty	N/A	N/A	91 days or more prior to arrival	91 days or more prior to arrival
1 night penalty	45 to 31 days prior to arrival	N/A	N/A	N/A
50% penalty	30 to 15 days prior to arrival	30 to 15 days prior to arrival	90 to 61 days prior to arrival	90 to 61 days prior to arrival
100% penalty	14 to 0 days prior to arrival	14 to 0 days prior to arrival	60 to 0 days prior to arrival	60 to 0 days prior to arrival

GROUPS POLICIES

POLICY	HIGH SEASON	LOW SEASON	EASTER WEEK	PEAK SEASON
No penalty	91 days or more prior to arrival	61 days or more prior to arrival	N/A	N/A
25% penalty	N/A	N/A	91 days or more prior to arrival	91 days or more prior to arrival
50% penalty	90 to 61 days prior to arrival	60 to 31 days prior to arrival	90 to 61 days prior to arrival	N/A
75% penalty	60 to 31 days prior to arrival	30 to 15 days prior to arrival	N/A	N/A
100% penalty	30 to 0 days prior to arrival	14 to 0 days prior to arrival	60 to 0 days prior to arrival	90 to 0 days prior to arrival

BUYOUT POLICIES

POLICY	HIGH SEASON	LOW SEASON	EASTER WEEK	PEAK SEASON
No penalty	91 days or more prior to arrival	91 days or more prior to arrival	121 days or more prior to arrival	121 days or more prior to arrival
50% penalty	90 to 61 days prior to arrival	90 to 61 days prior to arrival	120 to 91 days prior to arrival	120 to 91 days prior to arrival
100% penalty	60 to 0 days prior to arrival	60 to 0 days prior to arrival	90 to 0 days prior to arrival	90 to 0 days prior to arrival

IMPORTANT NOTES:

- Our cancellation policies apply to all accommodation, specials and packages.
- No-shows will incur a penalty of 100% of the reservation value, and this may not be used on any other occasion.
- All reservations made within 8 and up to three days before the arrival of the guest will have a grace period of 48 hours for cancellations.
- Reservations made within 0 to 48 hours before arrival of the guest cannot be changed or canceled without penalty.
- The hotel will automatically cancel any reservation that has not met the stipulated payment requirements.
- When accidental or unfortunate circumstances occur, the hotel is not held responsible.

NO SHOW

- When the guest does not arrive at the hotel on the reserved date and the hotel has not been informed, the reservation will be charged in its entirety.
- Cancellations due to emergency situations will be submitted to consideration based on the criteria of the General Manager and evidence shown to the hotel, so as to decide if 100% of the reservation will be charged or just a portion of it.



PAYMENT METHODS

Cash prepayments must be made to our dollar account in the following banks in Costa Rica:

Bank	Bank account #	Client account #	IBAN #
Banco De Costa Rica \$ (Dollars)	001-0291368-2	15201001029136823	CR57015201001029136823
BAC San José \$ (dollars)	931319115	10200009313191150	CR08010200009313191150
Banco Proamerica \$ (dollars)	40000001734587	11610400017345872	CR59011610400017345872

ACCOUNTS UNDER THE NAME OF: The Heights Hotel De Manuel Antonio, S.A

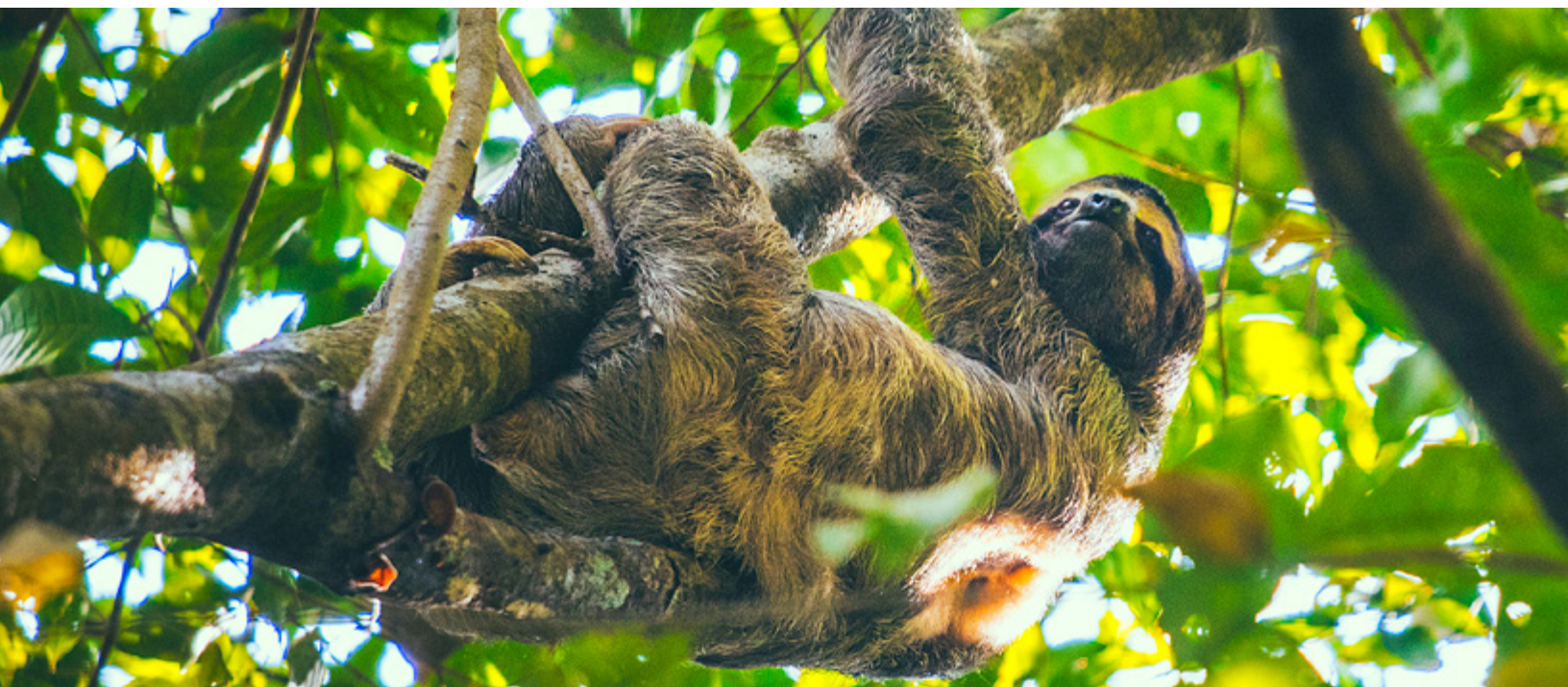
It is very important that the voucher is sent via fax or email.

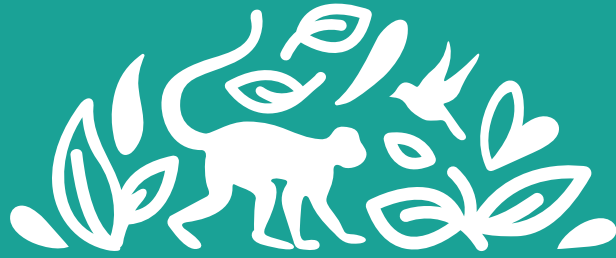
Contact Information

Commercial Name: Jungle Vista Boutique Hotel

Legal Name: The Heights Hotel de Manuel Antonio, S.A.

Cédula Jurídica ID: 3-101-632624





JUNGLE VISTA

boutique hotel



www.junglevistahotel.com | reservations@junglevistahotel.com