

WAVE HOUSE

SAN BLAS



WHERE LIFE AT THE BEACH IS BEING REDEFINED



San Blas is the Hidden Jewel of Surf City. Its year-round sandy beach and prime location make it a truly unique destination for luxury beachfront living.

Its calm, residential atmosphere keeps the beach peaceful, yet nearly every convenience is just minutes away.

San Blas sits in the middle of one of the richest wave areas in Central America. With three surf breaks right out front and World Class spots like Punta Roca, La Bocana, Sunzal, all under 10 minutes away.

Located just 30 minutes from the capital, San Salvador, the luxuries of city life are always within reach, while you still enjoy the charm and tranquility of a small beach town.



WHERE LIFE AT THE BEACH IS BEING REDEFINED



Luxury Residences • High End Amenities
Prime Location



The Wave House Dream

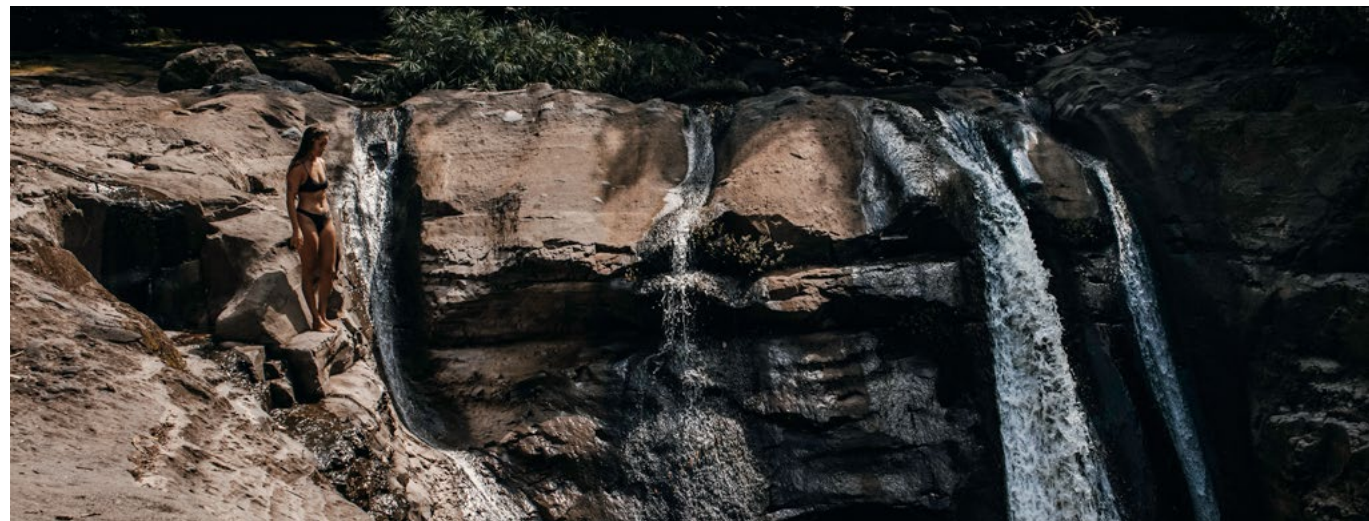
We all grew up reading stories of traveling surfers who left everything behind to chase perfect waves and call them home. For many, that dream felt far-fetched — until now. We have come together to create one-of-a-kind spaces that make it possible to own property in a surfer's paradise, supported by a turnkey operation that manages your asset and generates a return on your investment.

When Pedro, our founder, first arrived in El Salvador in 1996, this was his dream. He spent hours in the water surfing, visualizing future developments from the lineup, obsessively analyzing design details, all while striving to minimize environmental impact. The Wave House vision grew from that passion and includes strategic collaborations with local and international brands to create truly unique experiences.

Pedro envisioned a hospitality model that would showcase El Salvador to the world — highlighting its waves, wellness, food, culture, and innovation — and positioning it as an international destination. His love for El Salvador has never wavered. Every project he builds is rooted in that same vision and drive.

This passion gave birth to Puro Surf Hotel and Performance Academy, Wave House El Zonte, and now, the first high-rise in La Libertad: Wave House San Blas. Nothing is more rewarding to Pedro than sharing this dream and welcoming like-minded individuals into this exclusive community.









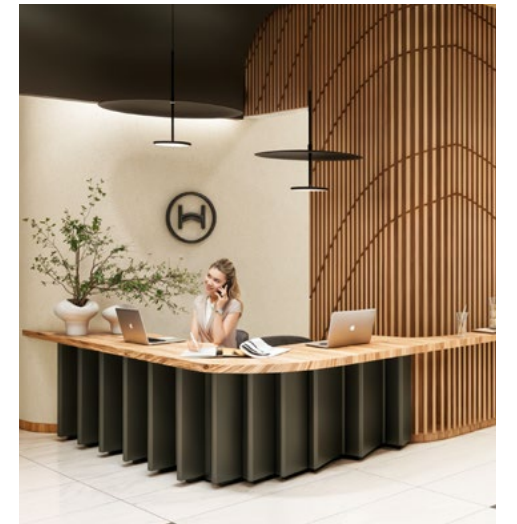
Oceanfront Luxury Living

Wave House is a luxury real estate brand offering resort-style living with curated experiences that elevate the standard of oceanfront life, making it a place where guests and owners never want to leave.

Our amenities include world-class surf right out front, a wellness club with sauna, cold plunge, yoga deck, and massage rooms, a fully equipped gym, exclusive resort-style pools, a restaurant and bar, and full beach chair and umbrella service.

We integrate Salvadoran culture, art, world-class service, and thoughtful design to offer a home-away-from-home experience that reflects the raw beauty of the Pacific Ocean.

With state-of-the-art hospitality technology and a dedicated management team, we expertly manage short-term rentals, delivering a consistently exceptional experience that keeps guests returning and generates excellent income for owners.



Building Amenities

Pool & Beach Lounge Areas - equipped with lounge chairs, umbrellas, and towel service

Wellness & Recovery Center - sauna, steam room, cold plunge, jacuzzi, yoga deck & massage rooms

Golf Simulator & Gaming Room - immersive screen experience room

Restaurant & Beach Bar - enjoy food and drinks by the pool or from the comfort of your unit with full room service

Full Gym - fully equipped gym space with weights, work out equipment and functional spaces

Direct Surf Access - step out of your condo directly onto 3 surf breaks right out front

Rental Management Service - turnkey solution for owners who want to generate income through short-term rentals



Lobby & Amenities



- 1. LOBBY
- 2. GOLF SIMULATOR & GAMING ROOM
- 3. GYM
- 4. WELLNESS CENTER

- 5. YOGA DECK
- 6. JACUZZI
- 7. RESORT-STYLE POOL
- 8. RESTAURANT
- 9. BAR

- 10. SURFBOARD RACK
- 11. SHOWERS
- 12. OUTDOOR LOUNGE
- 13. PARKING

Residence Features

Panoramic oceanfront and coastline views

Expansive private oceanfront terraces for indoor-outdoor living

Floor-to-ceiling glass windows and doors with glass balcony railings

Imported porcelain flooring, wet walls, and countertops

Custom-designed kitchen, closets and bathroom vanities

Complete appliance package. Kitchen and laundry appliances such as refrigerator, range, washer, and dryer

Optional Wave House branded furniture package designed by CHWashington Studio

Individually controlled air conditioning and climate systems for every residence

Smart lock access for enhanced convenience and security

Lockable owner closets to store personal items when the residence is rented



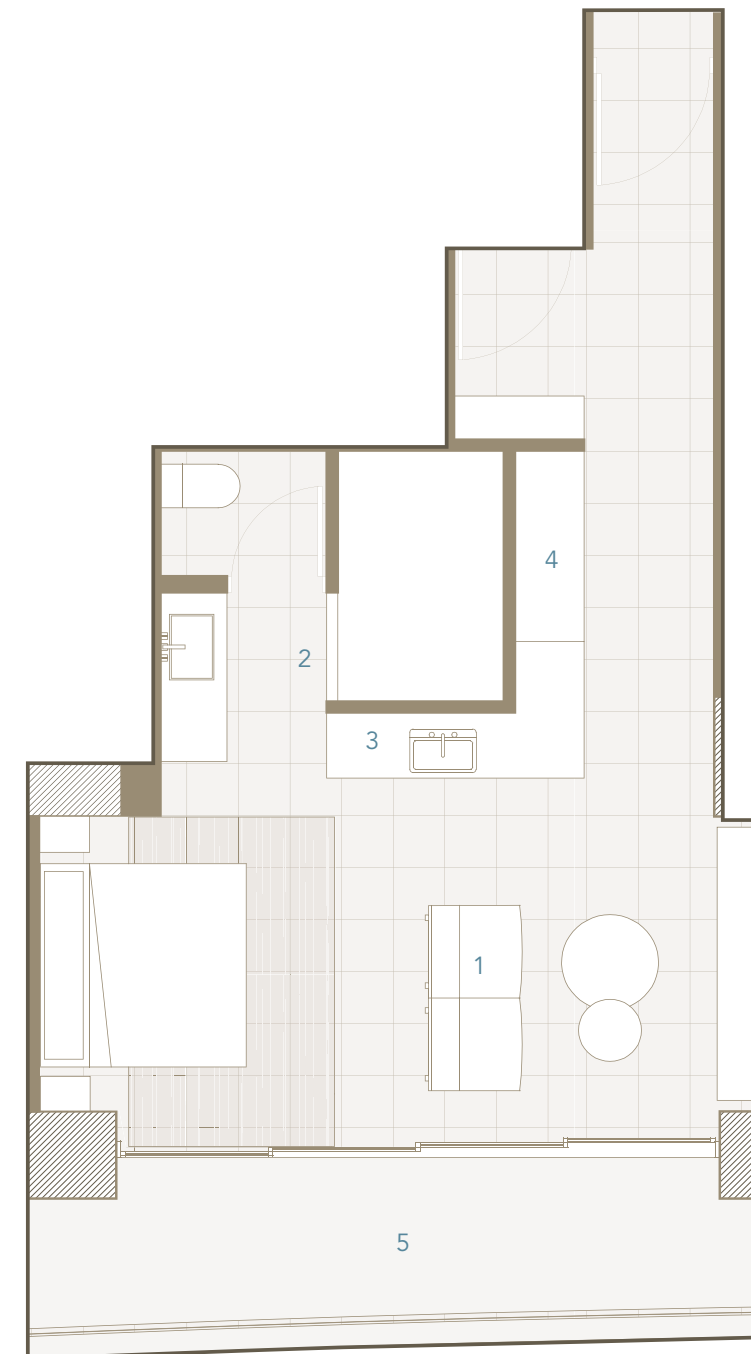


Studio Suite



Studio Suite

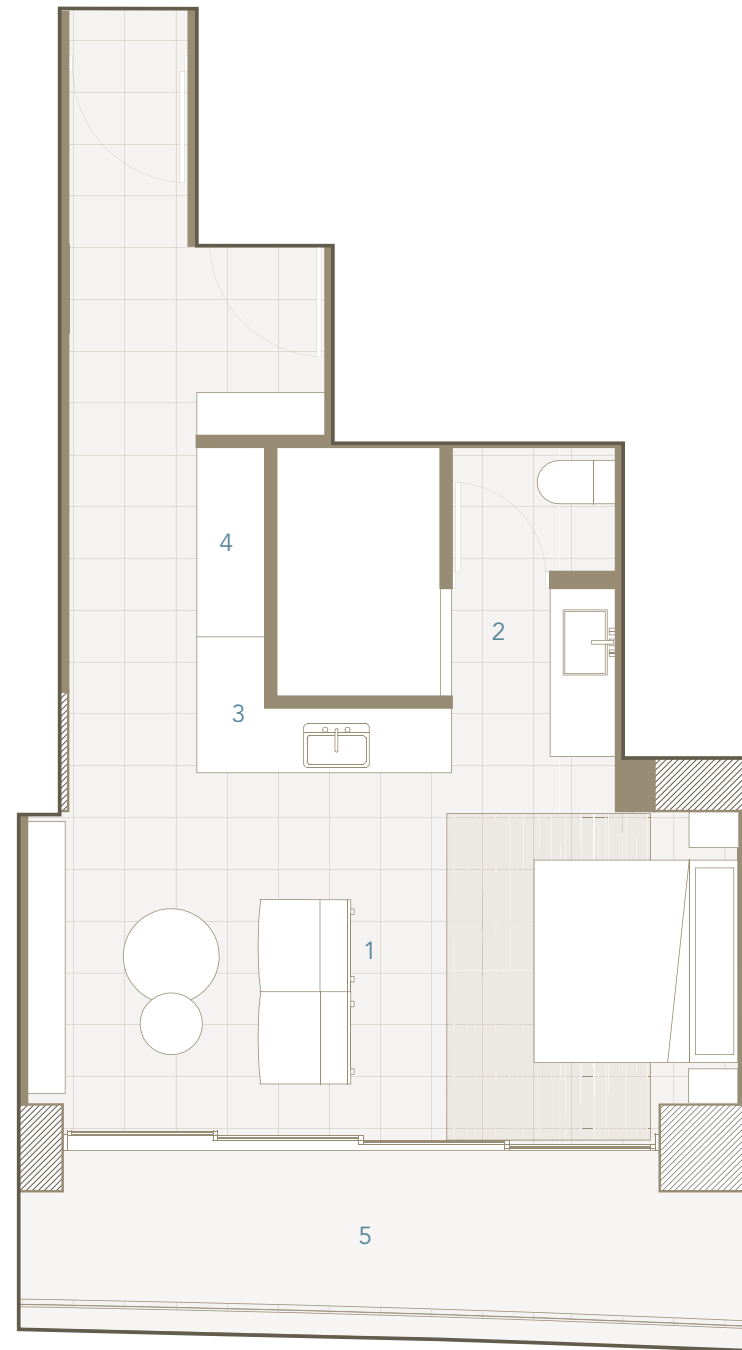
Total 61.3 m² Levels 2 - 11



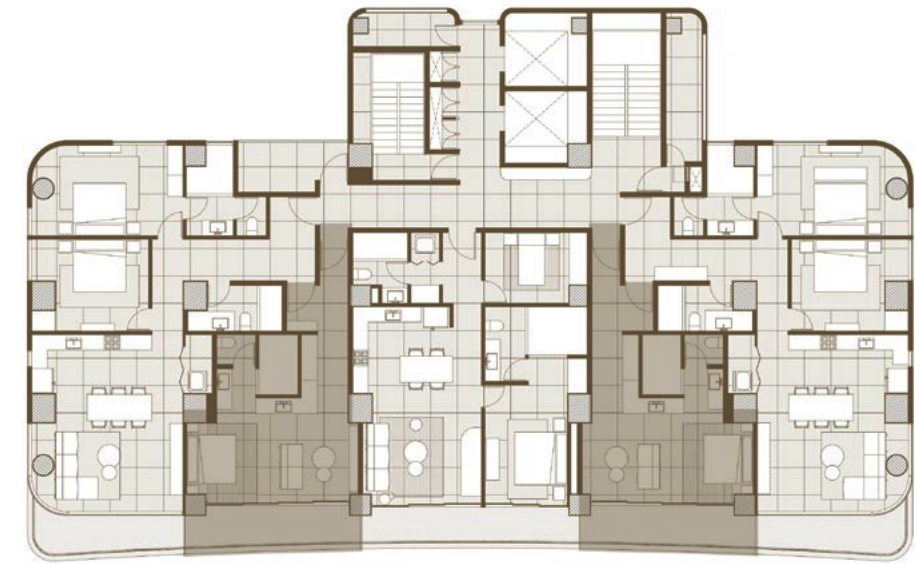
- 1. BEDROOM / LIVING AREA
- 2. BATHROOM
- 3. KITCHENETTE
- 4. CLOSET
- 5. BALCONY

Total 61.3 m²

Levels 2 - 11



- 1. BEDROOM / LIVING AREA
- 2. BATHROOM
- 3. KITCHENETTE
- 4. CLOSET
- 5. BALCONY



Disclaimer: Stated dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls. Note that the measurements of rooms set forth in this floor plan are generally taken at the greatest point of each given room (as if the room were a perfect rectangle), without regard for any cutouts. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length times width. All dimensions are approximate and may vary with actual construction, and all floor plans and development plans are subject to change. All depictions of furniture, appliances, counters and other matters of detail, including, without limitation, items of finish and decoration, are conceptual only and are not necessarily included in each Unit. Said items are only included if and to the extent provided in your purchase agreement

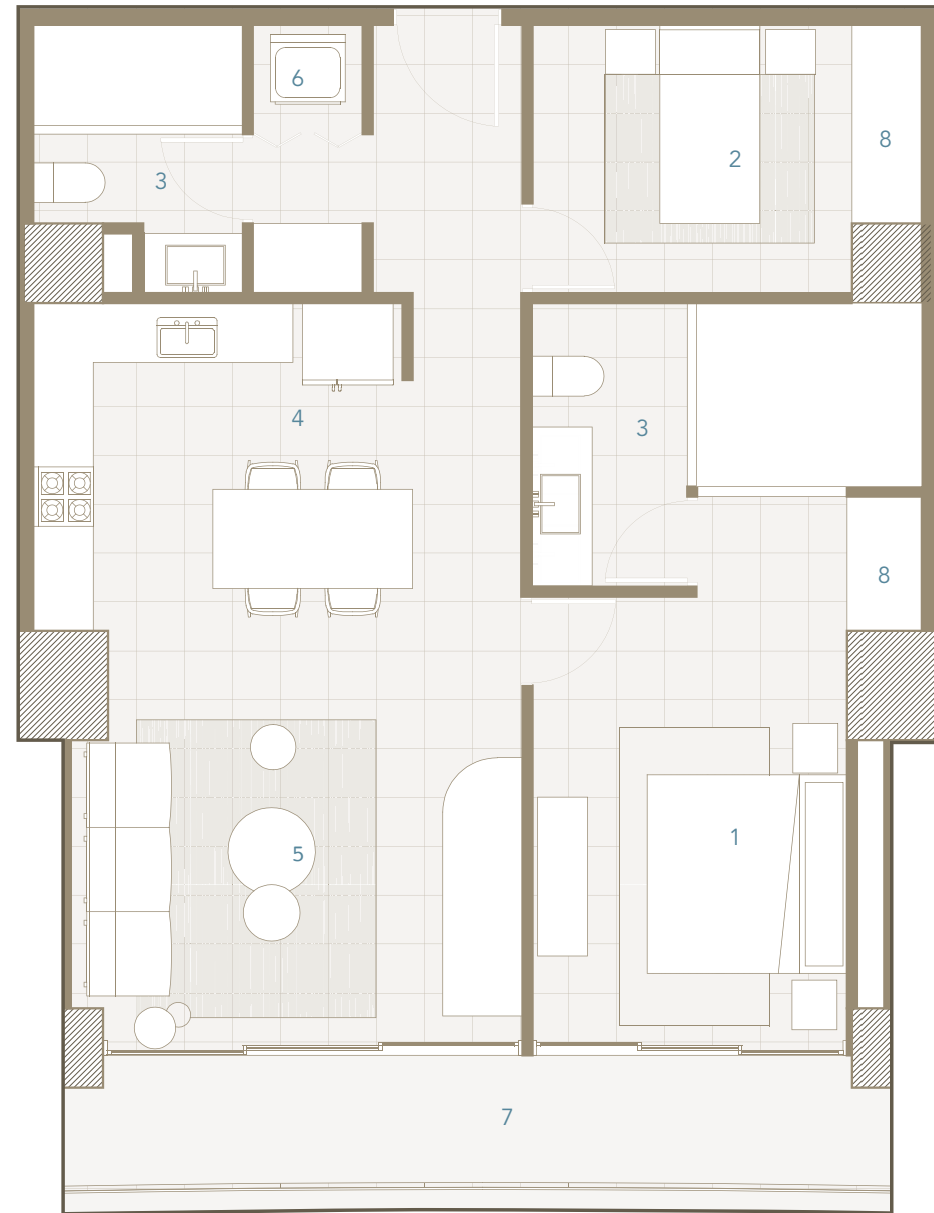


Two Bedroom
Apartments

2 Bedroom Apartment

Total 109.2 m²

Levels 2 - 15



- 1. PRIMARY BEDROOM
- 2. SECONDARY BEDROOM
- 3. BATHROOMS
- 4. KITCHEN / DINING AREA

- 5. LIVING ROOM
- 6. LAUNDRY
- 7. BALCONY
- 8. CLOSET



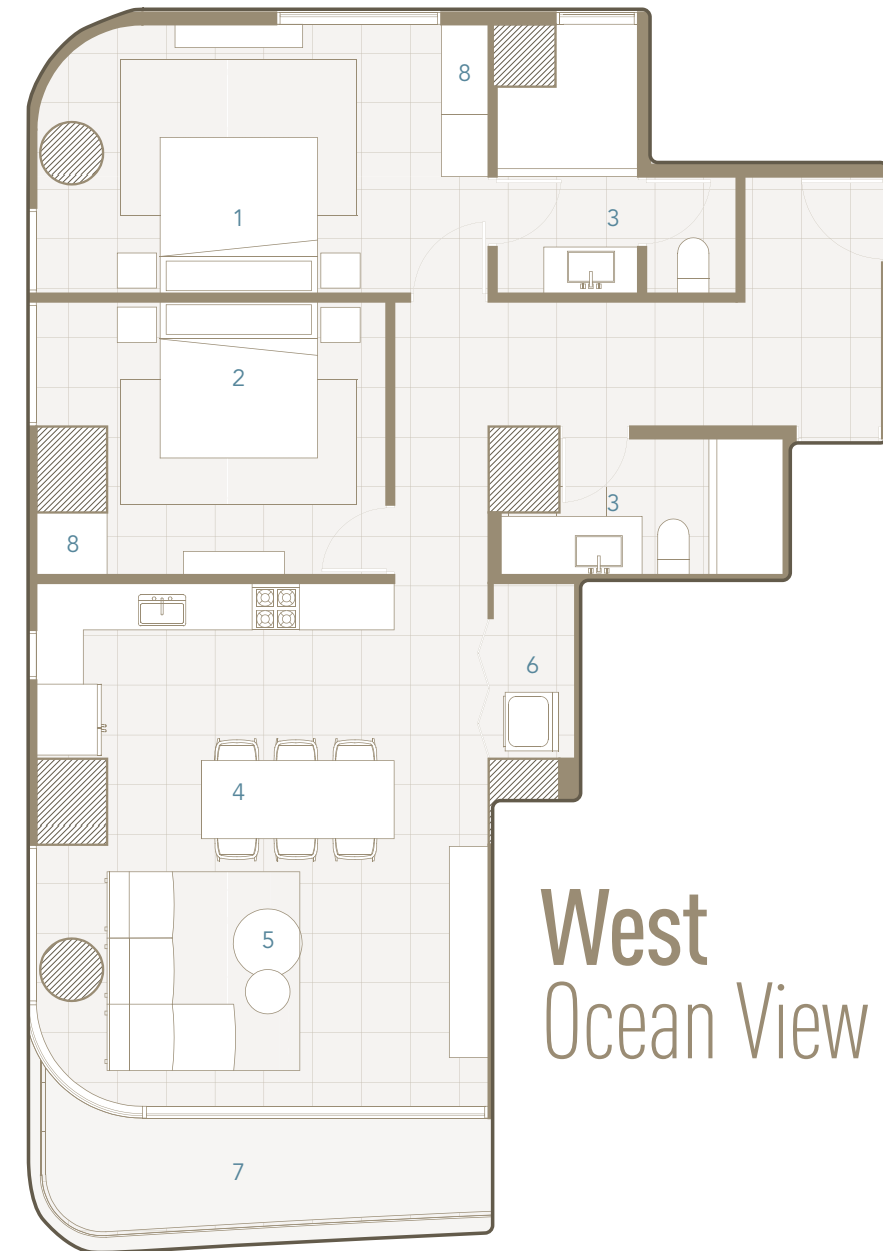
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2 Bedroom Corner Apartment

Total 131.2 m²

Levels 2 - 11



- 1. PRIMARY BEDROOM
- 2. SECONDARY BEDROOM
- 3. BATHROOMS
- 4. KITCHEN / DINING AREA

- 5. LIVING ROOM
- 6. LAUNDRY
- 7. BALCONY
- 8. CLOSET

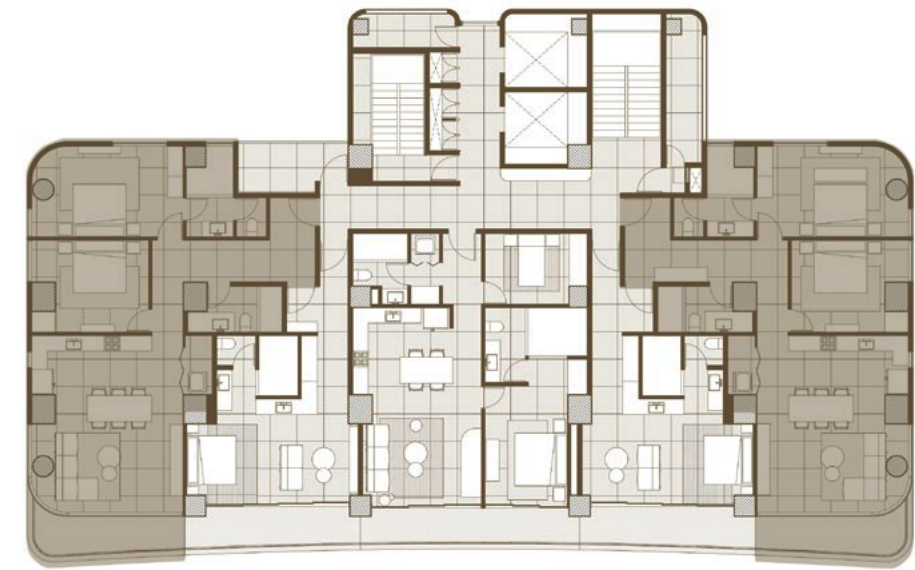
Total 131.2 m²

Levels 2 - 11



- 1. PRIMARY BEDROOM
- 2. SECONDARY BEDROOM
- 3. BATHROOMS
- 4. KITCHEN / DINING AREA

- 5. LIVING ROOM
- 6. LAUNDRY
- 7. BALCONY
- 8. CLOSET



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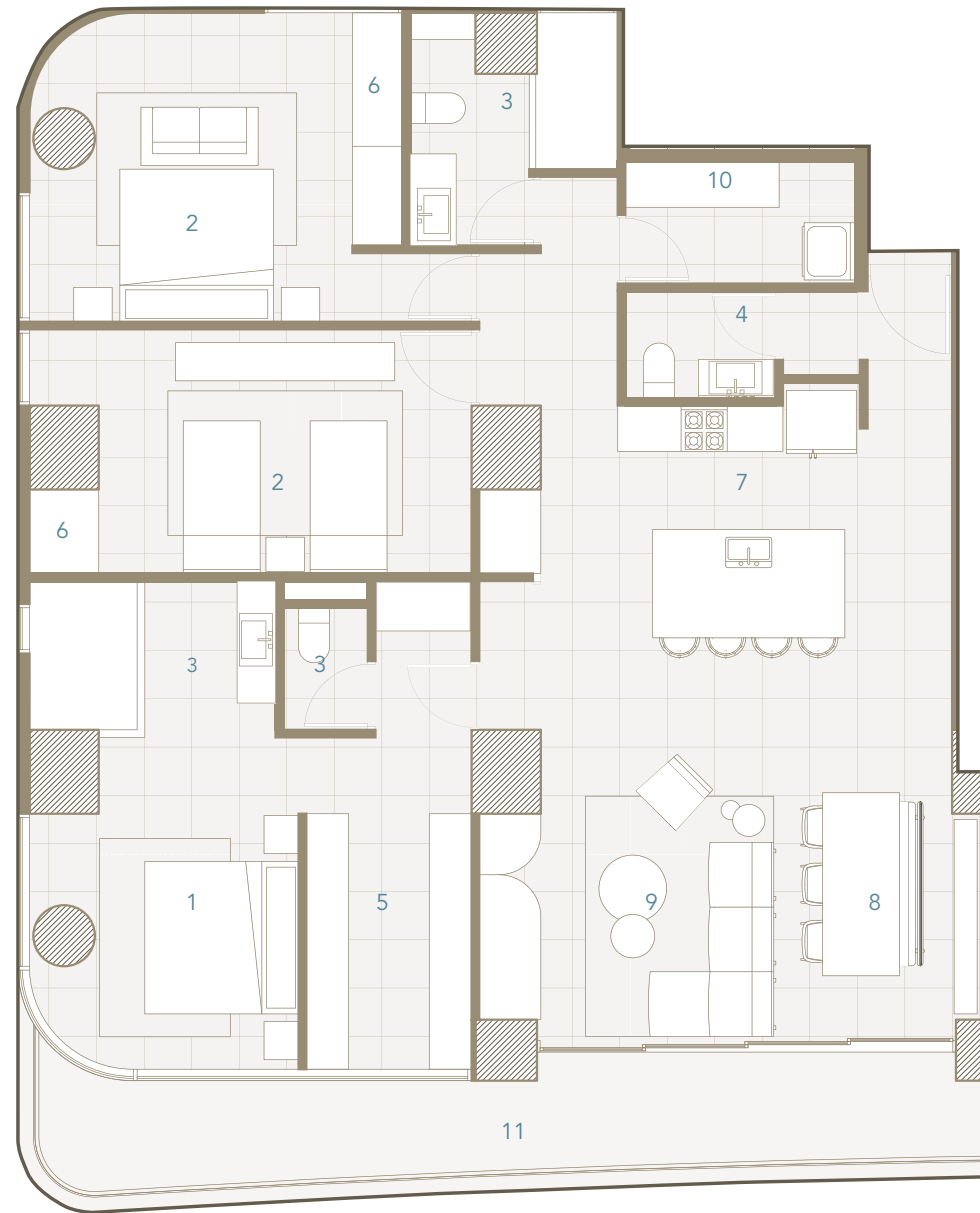
Three Bedroom Apartments



3 Bedroom Apartment

Total 190 m²

Levels 12 - 15



West
Ocean View

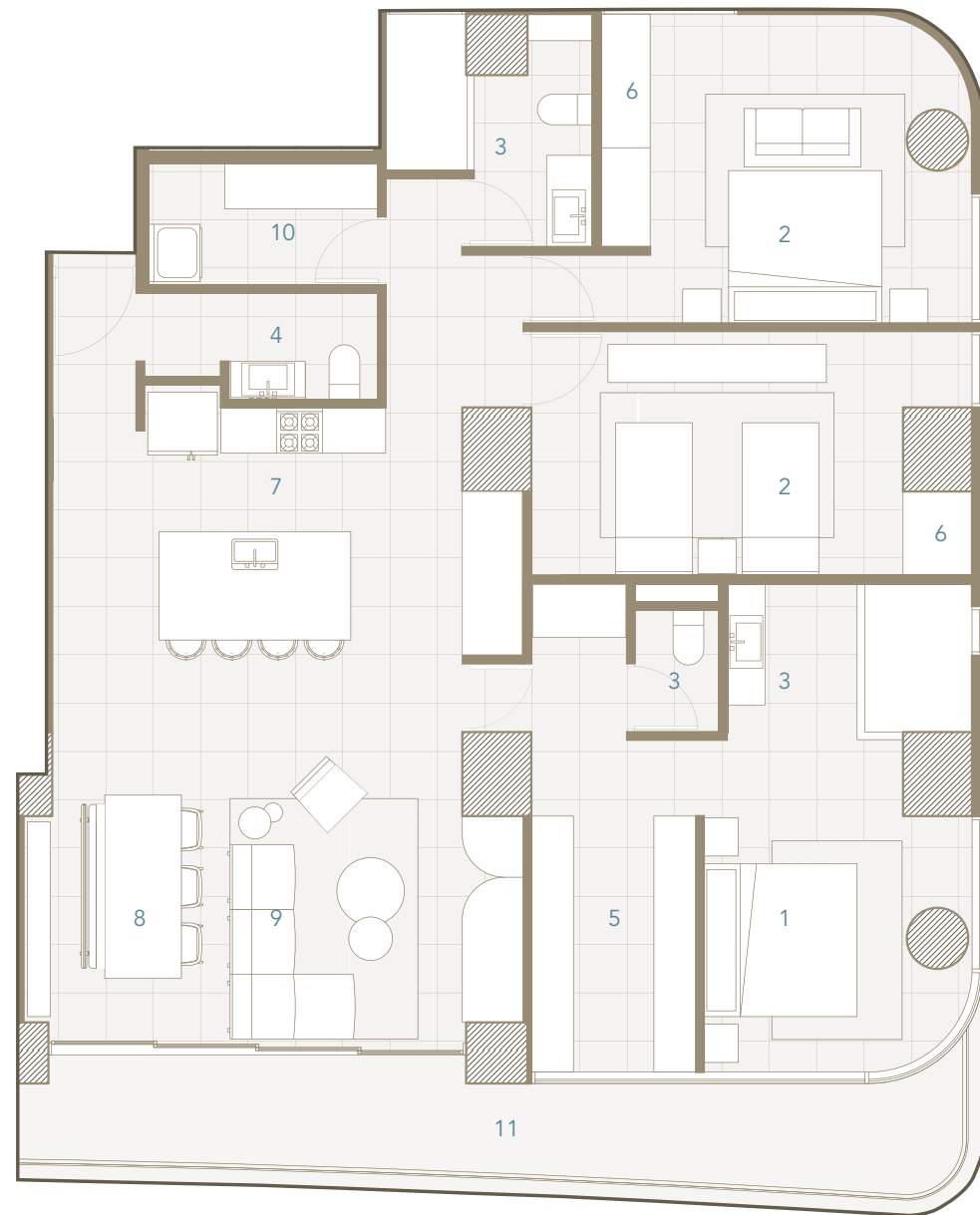
- 1. PRIMARY BEDROOM
- 2. BEDROOM 2 & 3
- 3. BATHROOMS
- 4. POWDER ROOM
- 5. WALK-IN CLOSET
- 6. CLOSETS
- 7. KITCHEN
- 8. DINING AREA
- 9. LIVING ROOM
- 10. LAUNDRY
- 11. BALCONY

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3 Bedroom Apartment

Total 190 m²

Levels 12 - 15



East
Ocean View

- 1. PRIMARY BEDROOM
- 2. BEDROOM 2 & 3
- 3. BATHROOMS
- 4. POWDER ROOM
- 5. WALK-IN CLOSET
- 6. CLOSETS
- 7. KITCHEN
- 8. DINING AREA
- 9. LIVING ROOM
- 10. LAUNDRY
- 11. BALCONY



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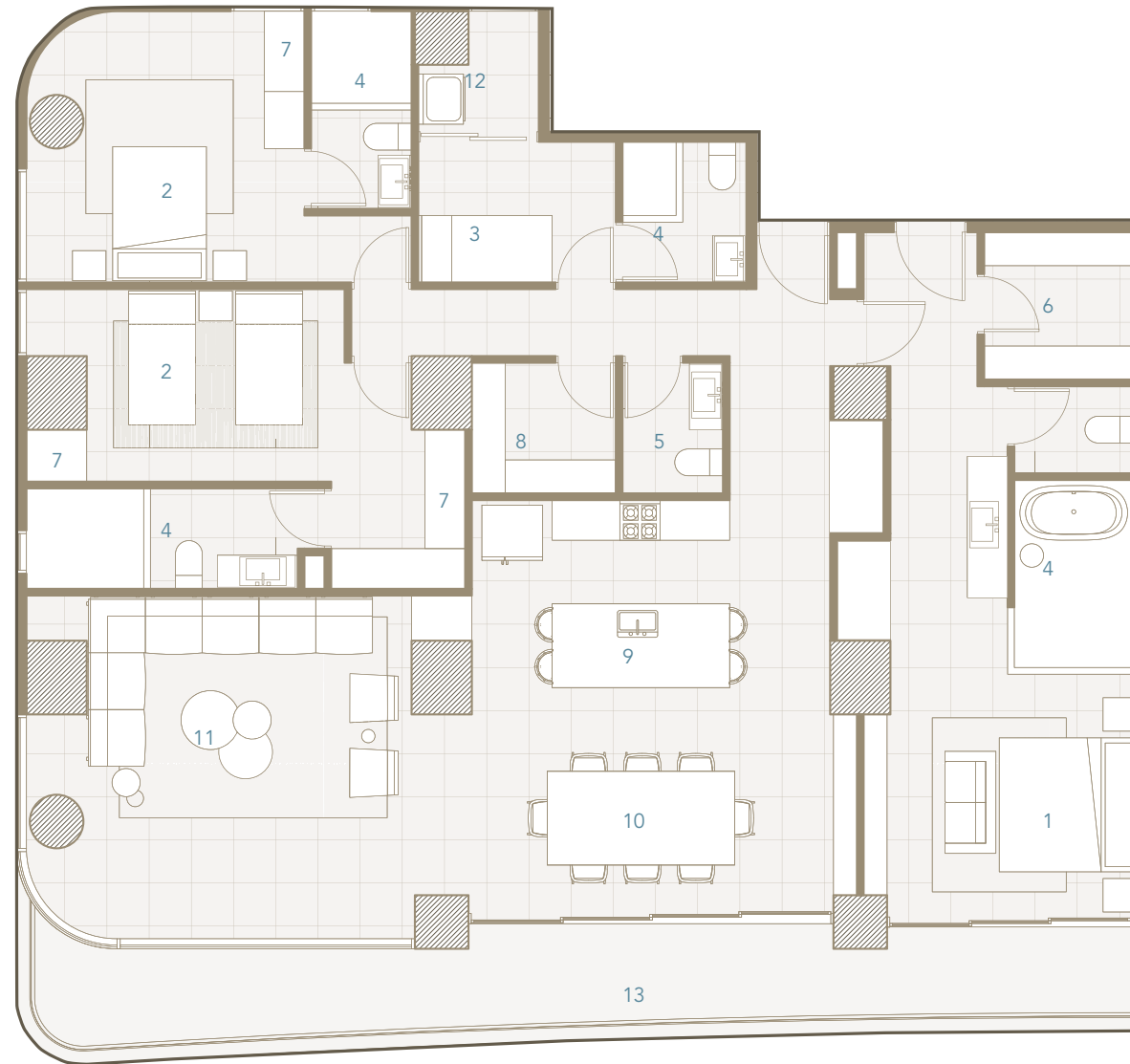
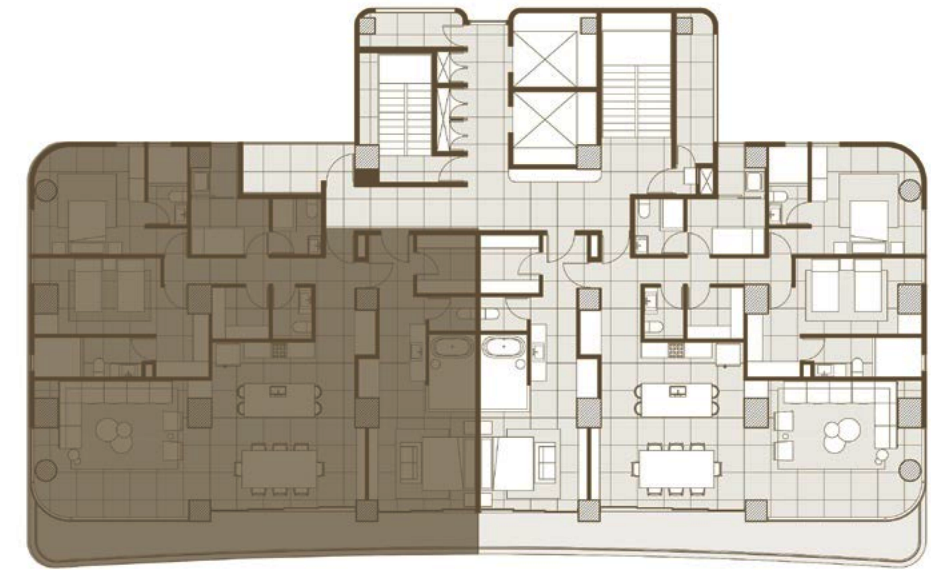
Penthouse



Penthouse Apartment

Total 243.2 m²

Level 16



West
Ocean View

- | | |
|--------------------|-----------------|
| 1. PRIMARY BEDROOM | 8. LINEN CLOSET |
| 2. BEDROOM 2 & 3 | 9. KITCHEN |
| 3. STAFF BEDROOM | 10. DINING AREA |
| 4. BATHROOMS | 11. LIVING ROOM |
| 5. POWDER ROOM | 12. LAUNDRY |
| 6. WALK-IN CLOSET | 13. BALCONY |
| 7. CLOSETS | |

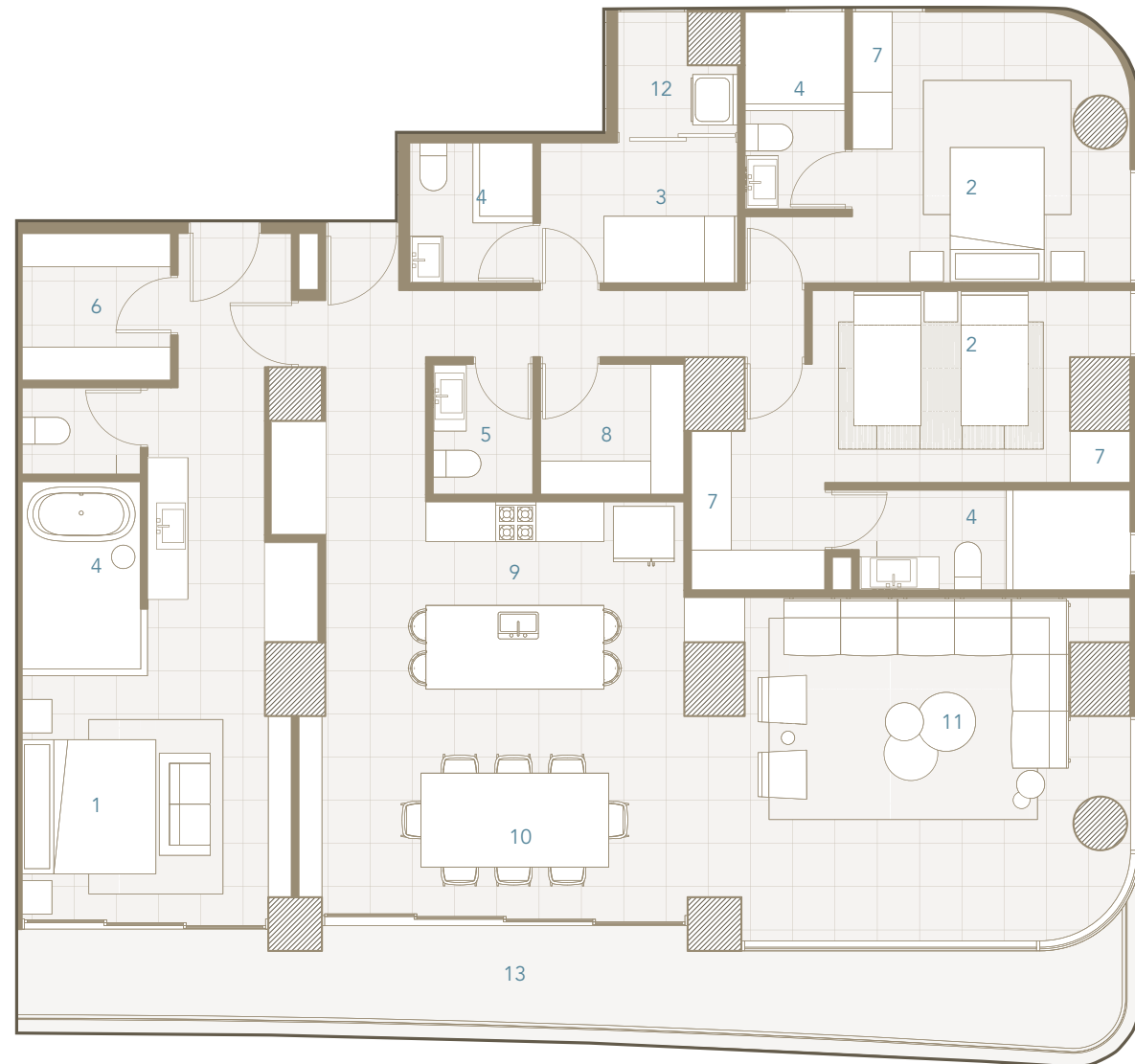


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Penthouse Apartment

Total 245 m²

Level 16

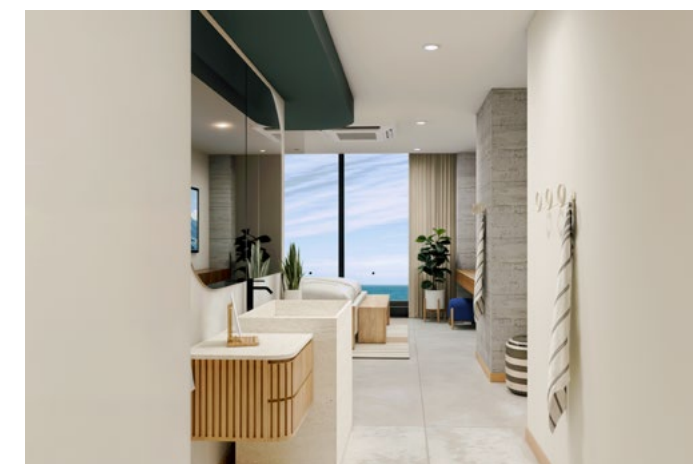
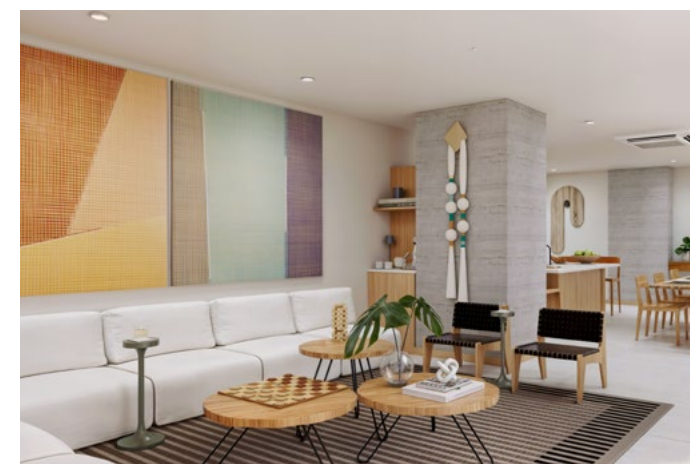


East
Ocean View

- | | |
|--------------------|-----------------|
| 1. PRIMARY BEDROOM | 8. LINEN CLOSET |
| 2. BEDROOM 2 & 3 | 9. KITCHEN |
| 3. STAFF BEDROOM | 10. DINING AREA |
| 4. BATHROOMS | 11. LIVING ROOM |
| 5. POWDER ROOM | 12. LAUNDRY |
| 6. WALK-IN CLOSET | 13. BALCONY |
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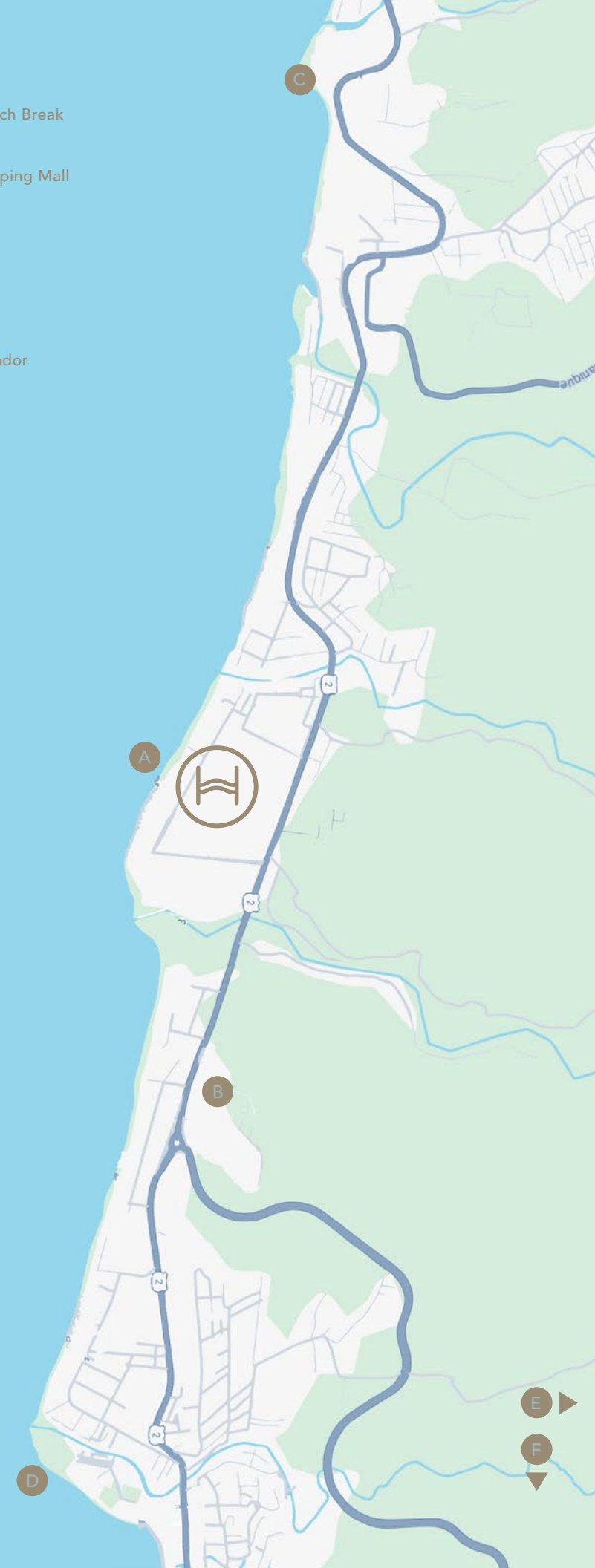
San Blas

Toes on the sand in the perfect location

San Blas offers nearly every amenity you could want just minutes away. Several shopping centers have recently been built about a mile away, featuring an array of convenient and essential tenants such as supermarkets, banks, city restaurants, and many other retail stores.

Within 30 minutes, the capital, San Salvador, offers all the amenities of a major city, including museums, a historic downtown, internationally acclaimed restaurants, movie theaters, shopping, and many other activities.

- A San Blas Point & Beach Break
- B Supermarket & Shopping Mall
- C Sunzal and Bocana
- D Punta Roca
- E 30 mins. to San Salvador
- F 40 mins. to Airport





Project developed and managed by:



LIVE THE DREAM



Live The Dream, our dedicated rental management arm, is redefining vacation rentals locally by providing full-service short-term rental management focused on maximizing client profits while ensuring a stress-free, profitable experience for property owners and delivering an unforgettable stay for every guest.

With headquarters in the heart of La Libertad and Miami, we leverage extensive local knowledge, years of experience, a comprehensive database, advanced technology, and creative marketing tools to elevate the vacation rental experience for both guests and apartment owners.

Live The Dream Vacations, the brand owner of Wave House, is dedicated to ensuring that every owner and visitor to our projects enjoys a first-class experience as they explore the beauty and excitement of everything El Salvador has to offer.





Our passion is to create sustainable, innovative projects that raise the standard of what is expected in El Salvador. We are, and will continue to be pioneers of quality development in La Libertad. Our goal is to set a standard that inspires other developers to invest and help create a sustainable Surf City where the private sector, local community, and government work together to position El Salvador as a model for others.

LTD achieves this by carefully analyzing market needs, paying close attention to design and operational details, and having the vision and determination to deliver projects that have never been done before. We collaborate with talented individuals while building an internal team that shares our vision and is eager to be part of the evolution happening in El Salvador.

We also believe in giving back to the community through various nonprofits and organizations to ensure that the community grows alongside our developments. These efforts contribute to the sustainability of the community and the businesses that depend on it. We are only as strong as the people who work with, and we strive to ensure that our team members grow and reach their full potential at every level.



Oral representations cannot be relied upon as correctly stating the representations of the Developer. For correct representations, make reference to the sale agreements and the condominium documents. This Condominium is being developed by the Developer, WHSB Limitada de Capital Variable of El Salvador, which has an affiliation with Live the Dream Development ("LTD"). Any and all statements, disclosures and/or representations shall be deemed made by the Developer and not by LTD, nor its affiliates or principals, and you agree to look solely to the Developer with respect to any and all matters relating to the marketing and/or development of the Condominium and with respect to the sales of units in the Condominium. The information contained in this brochure is not necessarily an accurate depiction of the project. The information contained in this brochure is conceptual only and used to depict the spirit of the lifestyles to be achieved rather than specifics that are to be delivered with the Condominium. This brochure is intended as an illustration of the activities, community and concepts depicted herein, and/or features consistent with the displayed lifestyle. This information should not be relied upon as representations, express or implied, of the actual detail of the Condominium. The Developer expressly reserves the right to make modifications, revisions and changes it deems desirable in its sole and absolute discretion. For details regarding the amenities and features to be included in the Condominium and/or the units, make reference to the sale agreements and the condominium documents. This is not an offer to sell, or solicitation of offers to buy, the Condominium in areas where such offer or solicitation cannot be made. Prices, plans and specifications are subject to change without notice. Stated gross square meters (square footage) includes the terrace, deck and other areas for the exclusive use of the unit and is otherwise measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls. Renderings depict proposed views, which are not identical from each unit. No guarantees or representations whatsoever are made that existing or future views of the project and surrounding areas depicted by artists' conceptual renderings or otherwise described herein, will be provided or maintained. All features, fixtures, furniture and items of finish and decoration of units described herein are for display only and may not to be included with the unit, unless expressly provided in the sale agreements. Plans, elevations, specifications, features, colors, designs and materials are all subject to availability and to change or substitution at any time and without further notice. The sketches, renderings, graphics materials, plans, specifications, terms, conditions and statements contained in this brochure are proposed only, are shown solely for illustrative purposes and are not to scale, and the Developer reserves the right to modify, revise or withdraw any or all of the same in its sole discretion and without prior notice. All improvements, designs and construction are subject to first obtaining the appropriate permits and approvals for same. The Developer expressly reserved the right to make modifications, revisions and changes it deems desirable in its sole and absolute discretion. The project graphics, renderings and text provided herein are copyrighted works owned by the Developer. © 2022, Lora Loca, S.A. de C.V. All rights reserved. No real estate broker is authorized to make any representations or other statements regarding the project, and no agreements with, deposits paid to or other arrangements made with any real estate broker are or shall be binding on the Developer.

WAVE  **HOUSE**
SAN BLAS

OCEAN FRONT LUXURY