

# GUIDE BOOK

Important information inside to make your stay more enjoyable!



## BIENVENIDOS

Bienvenidos a (welcome to) Nicaragua and Hacienda Iguana! We appreciate you booking your vacation with NSR. In order to help answer the most **frequently asked questions**, we have provided the information below. Enjoy your vacation!

**STAFF** - Housekeeping service is provided in each of our rental properties (service is provided Monday thru Saturday). If staying in one of our vacation homes, you will also note a gardener/pool caretaker on the property. A select few homes are also staffed with a night time security guard. If you have booked a meal plan service, a cook will also be on staff. Your NSR Guest Service Representative can help coordinate meal times. Out of respect for our cooks, we ask that breakfast is served at the earliest of 8am and dinner at the latest of 7pm (exceptions can be made for special occasions).

**SECURITY** - Though the development is well secured, we highly recommend taking the extra precaution of locking doors and placing valuables in your safe (cash, passports, jewelry, etc.). Please close safe doors softly to ensure the batteries do not fall out and you become locked out. For extra security, guards patrol the development during the night.

**AIR CONDITIONING** - NSR properties are equipped with mini split A/C units cooling each room individually. To ensure energy is conserved and your units operate effectively throughout your stay, keep doors and windows closed while running AC. Savings achieved help us keep rates affordable.

**POWER OUTAGES** - Occasionally, Hacienda Iguana has power outages. If your property has a backup generator or battery system, it will start automatically. The battery systems usually only last 3-6 hours and provide electricity to basic appliances (fans, fridge, and some outlets). All NSR properties contain an emergency power outage kit (candles, matches, flashlight), which is located in the kitchen.

**TIPPING** - NSR property staff appreciates customary tips. Many guests have asked for the suggested one-week tipping rate so please use these rates as a reference point. Ultimately, your tip should reflect your group size, length of stay, and satisfaction.

- In condos, we encourage \$25 if you received only cleaning or \$80 if you received cleaning and a meal plan (based on a one week stay)
- House tips are divided between the housekeeper, cook, gardener and security guard. We recommend \$75 for cleaning only and \$150 with a meal plan (based on a one week stay)

**CHECK IN/OUT** - Please remember that check in begins at 3:00pm and check out is no later than 11:00am. To check in or check out, visit the NSR store to pick up or drop off your keys (keys are in the black safe outside after business hours. The combination is 2005#).

*Please note there is a \$40 key replacement fee. Please note there is a \$30 late check out fee if checking out later than 11:00 am (unless other arrangements have been made with an NSR staff member).*

## VISITORS:

Community guidelines prohibit guests from having day or night time visitors.

## OTHER:

- Smoking is not permitted in your rental property. If you want to smoke, please do so outdoors. Please ensure all butts and ashes are properly disposed of.
- Pets are not permitted in NSR rental properties unless permission was previously granted.
- If you would appreciate more information about local real estate opportunities, notify your Guest Service Rep or please email [info@surfnsr.com](mailto:info@surfnsr.com)
- Visit the NSR store located in the commercial area of Hacienda Iguana to serve all your surfboard rental, moto/scooter rental, clothing, souvenir and surf accessory needs. We are open 8:30am – 5:00pm daily.

**PLEASE NOTE THAT FOR ALL PRICING REFERRED TO IN THIS GUIDE BOOK INCLUDING SERVICES, EQUIPMENT RENTAL, AND MERCHANDISE A 15% SALES TAX WILL BE APPLIED.**

## SURFING RELATED INFORMATION:

**CHECK WEBSITE ([surfnsr.com](http://surfnsr.com)) AND INSTAGRAM (@surfnsr) FOR DAILY REPORTING OF ALL THE SURF ACTION.**

*Surf breaks within walking distance:*



### PLAYA COLORADO

(south end of the beach) is Nicaragua's premier beach break known for its barrels. During low tide, you will surf a fast hollow wave with

rippable corners. During higher tides, you can surf less critical conditions. Regardless of the tide, you can always catch a fun wave. As with any sand bottom beach break, daily conditions may vary. Be on the lookout for rip tides and other surfers. When the conditions align, you can get the tube of your life!



### PANGA DROPS

(north-middle section of Playa Colorado) is a swell magnet and usually produces a more sloping and easy-to-ride shape

than Colorado. The deep horseshoe reef creates a shifty wave that produces rolling rights and lefts. Panga Drops is a great spot to avoid the crowds and practice your turns. This break is exposed to the offshore winds and has strong currents inside so be ready to paddle. Be mindful of the rocks inside (at lower tides), sneaky cleanup sets, and sting rays during cooler water temperatures (shuffle your feet in the shallows).

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**LOS PERROS** (north point of Playa Colorado) is a fickle wave. It's rare that the conditions align but you could enjoy open faces with slabby barrel sections. Be careful of the end section closeouts, shallow rocks, and strong currents in the rocks. Works best on the 8'+ range swell.

*Surf spots to the north of Hacienda Iguana (closest to farthest):*



**PLAYA ROSADA** is a fast left reef break. Due to the shallow reef, it is a critical slabby wave with barrel sections. This wave is very sensitive to swell

direction and tide. Offers some offshore wind protection and works best at low tides. Be careful of the sharp reef and paddling out through the small keyhole. Can be accessed by car (30 minute drive and 10 minute walk) or by boat.



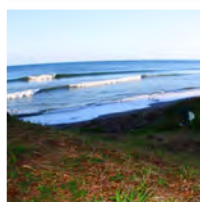
**PLAYA SANTANA** is a wedgy beach break with 3 main peaks. It handles small to medium swell and provides rampy waves up to head high swells.

Santana is a consistent wave with heavier crowds. Mid to higher tides work best. Keep an eye out for scattered rocks. It can be accessed by car (30 minute drive).



**BATTLESHIP ROCK/LIL' WAIKIKI** is at Magnific Rock near Popoyo and it is a great spot for mellow waves and beginner

surfers. When a big swell rolls through, it stays fun and easy. Best mid to high tide. It can be accessed by car (25 minute drive).



**POPOYO** is the wave that put Nicaragua on the surfing map. It features a powerful a-frame reef with good rights and great lefts. When there is a big enough

swell, the Outer Reef breaks and continues through Rubber Duckies for amazing lefts. Popoyo is very consistent, holds almost every swell size, and offers some protection from strong offshore winds. Mid to higher tides are ideal to protect yourself from the reef. This is a popular break so you rarely surf it alone and has strong currents inside. It can be accessed by car with a \$3/person entrance fee (30 minute drive).



**EL ASTILLERO** features a beach break at the river mouth. Typically, you can score hollow waves with lighter crowds at the northern section of the

beach. Astillero is best on a mid-tide and can feature a nice barrel. Be careful not to leave your car unattended because petty theft has been frequently reported! During heavy rains the water can be dirty. This break can be accessed by car (45 minute drive) or by boat for \$190 (45 minute ride). \*Boat is recommended mode of transport.



**LANCE'S LEFT/ASTILLERO POINT/THE LEFT** is a soft and long left point break that is fun for a wide range of surfing abilities. On a good

*continued...*



day, you can catch a rippable wave for 300 yards! Works best on a lower tide but it is deep enough to avoid the reef. With swell, larger crowds possible. Schedule a boat and combine Lance's and Playgrounds for a double session. This break can be accessed by car (45 minutes) then walking (additional 20 minutes) or by boat for \$100 (45 minute ride). \*Boat is recommended.



## PLAYGROUNDS

has been deemed the Nicaraguan Trestles for its cobble stone a-frame reef. You can surf fun rights or long rippable

lefts. Playgrounds is a mellow wave that accommodates all abilities and board types. Make sure you time your trip here at mid tides with calm winds. This is one of the coolest breaks in Nicaragua and a must to visit! It is accessible by boat for \$190 (45 minute ride).

*Surf spots to the south of Hacienda Iguana:*



**PLAYA AMARILLO** is the next beach to the south of Playa Colorado. The south section can be great for surfers of all ranges due to the softer waves.

The middle and north areas of this beach break feature fast hollow waves similar to Colorado. Amarillo works best at higher tides and is a fun spot to take beginners on smaller swells. Rare cases of petty theft have been reported so use precaution.



## PLAYA MANZANILLO

is a left point break located inside the community of La Isla de Guacalito. It features an easy take-off with a shallow barrel

section with long rolling faces to the inside closeout section. Time your trip to Manzanillo when there is a moderate swell with the correct direction. Manzanillo is best mid to higher tides to avoid shallow reef and enjoy better shape. It is accessible by boat for \$100 (20 minute ride).

## BOAT INFORMATION:

- Book a boat trip to surf other spots and enjoy Nicaragua's coastline
- We highly encourage surfing in small groups (3 to 4 surfers); however, the panga can hold up to 6 passengers
- The boat service runs for a maximum of 7 hours starting at the arranged pick up time, and must be back at port by sunset
- Boats are equipped with a small sun shade and a cooler with ice and water. We recommend bringing extra sun protection, drinks, and snacks
- Guests typically paddle out to boats at Playa Colorado. If you prefer not to paddle out, roundtrip transportation to and from Gigante can be scheduled for an additional cost
- Please refer to the surf breaks section above for pricing details and spot info

## SURF PHOTOGRAPHY:

- NSR can schedule a professional photographer to document your sessions!
- A single session (2-3 hours in the water) costs \$100/person
- A full day (6 hours of surfing for groups of 4 people) costs \$300. Each additional person costs \$50 and hopping on the boat costs an additional \$25



## NSR SERVICES:

**NOTE:** To book a service, coordinate with your Guest Service Rep or the NSR store. To ensure a reliable service is provided, services must be coordinated during normal business hours. Please understand we will do our best to coordinate last minute inquiries however a 24 hour notice is ideal. If your request is after hours, please email a time and place to meet the following day. At the request of our service providers, NSR collects the payment when the reservation is made. To receive a full refund, cancelations must be made at least 3 hours in advance. Our service providers appreciate tips for their hard work. We encourage a customary tip of 10 – 20%.

### IN-HOUSE MESSAGES WITH PROFESSIONALLY TRAINED MASSEUSES

- Appointment times are between noon and 7:00 pm (please try to book with a 24 hour notice)
- Price is \$45-\$50 per hour (depending upon which provider is available)

### HORSE-BACK RIDING

- Your tour guide can take you along the beach or through the mountain trails
- Helmets are not provided so rides are at the rider's risk
- \$20 per hour per horse. Standard rides last 1 hour but longer tours are available
- Recommendation: time the tour during sunset for the prettiest views and pictures

## COMMUNITY TOURS

- El Tambo tours provide a family friendly insight on the local culture and lifestyle
- Groups ride in an ox cart, make fresh juices, tortillas, cheese, tour sustainability farms, encounter wildlife, and meet local stakeholders
- To ensure a quality service, tours must be scheduled at least one day in advance
- Tours cost \$25 per person with a minimum of 4 people. Transportation costs \$40

## BOAT TRIPS

- Please refer to the surf section above
- Recommendation: change it up and combine Lance's Left and Playgrounds

## FISHING

### Basic:

- Visit various reef spots to bottom fish using a rod and reel or traditional handline
- The pangas hold up 6 passengers. 4 people can use a hand line while stopped at reefs or 3 poles can troll at one time while motoring.
- Swim out to the boats at Playa Colorado or book transportation to Gigante
- The boats have a small sunshade and a cooler with ice and water
- Tour cost \$65 per hour, minimum of 3 hours
- Captain speaks Spanish only



### Upgrade charter:

- Two Brothers: inshore or offshore \$360 full day
- Surf Sanctuary: inshore full day \$450, inshore half day \$280, offshore full day \$600, offshore half day \$350
- English speaking Captain

### Premium charter on Safari Charters' (Lady Raye):

- Professional charters are fully stocked with all required gear (bait, tackle, radio, electronic equipment, etc.) and experienced staff
- Inshore (Mackerel, Rooster, Jack, Wahoo, bottom fishing)
- Offshore (Mahi, Sail fish, Wahoo, etc.)
- \$175 an hour
- English speaking Captain

### UPGRADE AND PREMIUM CHARTER FISHING TRIPS:

Boat embarkation at El Astillero (45 minute drive from Playa Colorado). Transportation, snacks, and waters are not included but can be purchased.



## DAY TRIPS

- Please see the transportation section below and talk to your Guest Service Rep
- San Juan del Sur: zipline tour, restaurants, night life, souvenir shopping, beginner surf breaks
- Granada: historic tours, boat rides, restaurants, souvenir shopping, chocolate museum, horse and carriage rides
- Volcan Mombacho: hiking trails, coffee tour, zipline tour

*All inclusive guided day trip tours available*

## SURF LESSONS

- Bilingual instructors have ample surf knowledge and will help improve your skills
- \$75 per person (1 person), \$60 per person (2-4 people)
- A softtop board is included for the lesson
- Lessons generally take place at Los Perros and last for approximately 1.5 hours

## GOLF

- \$20 green fee\*
- \$10 club rental\*
- \$25 cart rental\*
- The Proshop is located in the Hacienda Iguana commercial center (8855-7903)

- Tee times are flexible and can be arranged directly at the Proshop

*\* Prices subject to change*



## YOGA

- Ask your Guest Services representative about group class schedule. He can also help you schedule a private class.

## PURE SPA

- Located at the Iguana commercial center, offers facials and body massages.

## PERSONAL TRAINING

- Call Adam 818-571-1506, English only
- Call José Ángel (Chepe) 8768-8001, Spanish only





## TRANSPORTATION AND DESTINATION ACTIVITIES:

**NOTE:** Transportation rates vary according to group size/vehicle. Your driver will wait for your group in the vehicle. In order to receive a full refund, cancelation requests must be received the night before morning trips or 3 hours before afternoon trips. We encourage the customary tip of 10 – 20%.

- **Costa Esmeralda Airport:** Truck \$20 one-way, van \$30 one-way.
- **Riveria Market** (plaza just outside the main Iguana gate offering ATM, grocery store and restaurant): Truck \$20 round-trip, van \$30 round-trip.
- **Aqua Wellness Resort:** Truck \$40 one-way or \$60 round-trip, van \$50 one-way or \$75 round-trip.
- **Gigante** (Fishing village, boat embarkation, Wednesday open mic night, restaurants, and occasional nightlife) Truck \$40 one-way or \$60 round-trip, van \$50 one-way or \$75 round-trip.
- **Tola:** (Police station, fruit market, ATM, gas, and local style restaurant) Truck \$40 one-way or \$60 round-trip, van \$50 one-way or \$75 round-trip.
- **Rivas/San Jorge:** (Maxipali grocery store, restaurants, markets and ferry port located in San Jorge) Truck \$50 one-way or \$75 round-trip, van \$60 one-way or \$85 round-trip.
- **Santana Clinic:** Good for minor injuries or sickness, open 24/7 (pharmacy is open 8am – 4pm on week days and 9am – 3pm on weekends) Truck \$50 round-trip, van \$80 round-trip.
- **Rancho Santana/Limon:** (Santana surf break and delicious restaurant options at Rancho Santana (available for dinner only and reservations must be made in advance, Yolanda's café, La Calabria) Truck \$25 one-way or \$50 round-trip, van \$40 one-way or \$80 round-trip.
- **Popoyo/Magnific Rock restaurant:** (Famous surf break and beautiful sunset view, food and weekend nightlife) Truck \$25 one-way or \$50 round-trip, van \$40 one-way or \$75 round-trip.
- **Astillero:** (Fishing village where you can access a boat and surf breaks) Truck \$50 one-way or \$75 round-trip, van \$60 one-way or \$85 round-trip.
- **Granada/Mombacho:** (Archipelago islands, colonial city, stores, restaurants, nightlife, ziplining, chocolate/cigar factory, church tours, and much more. Mombacho is a national park with hiking, views, and wildlife reserves) Truck \$100 one-way or \$150 round-trip, van \$125 one-way or \$175 round-trip.
- **Masaya:** (National park with active volcano since 2017 and local artisan market) Truck \$100 one-way or \$150 round-trip, van \$125 one-way or \$175 round-trip.
- **San Juan del Sur:** (Zipline tour, restaurants, night life, souvenir shopping, beginner surf breaks) Truck \$75 one-way or \$100 round-trip, van \$100 one-way or \$125 round-trip.
- **San Juan del Sur surf breaks:** (Playa Maderas, Playa Hermosa and Yankee) Truck \$85 one-way or \$110 round-trip, van \$110 one-way or \$135 round-trip.
- **Nicaragua/Costa Rica border:** Truck \$85 one-way, van \$125 one-way.

## GROCERY OPTIONS (CLOSEST TO FARTHEST):

- **Veggie truck delivers to Hacienda Iguana** on Mondays, Wednesdays and Fridays. Their hours are inconsistent but they can usually be found by our office around noon or at the Beach Club in the late afternoons.
- **San Martin meat delivery.** Brings chicken, beef, steak, pork, milk, cheese, and eggs. They come Tuesday and Friday afternoons to the commercial center but place your order the night before (Javier: 8450-0099).
- **Carnicería Rojas (Organic meat)** Brings chicken, beef, pork, lamb and eggs. They come whenever you need them and charge a \$3 delivery. Order via Whatsapp (7812-7155).
- **Manuel (8649-7973 or 8580-9746) can deliver fresh fish/seafood to your house upon request.** Order early to get the first pick and expect tardiness.
- **Stop and Go Surf Market is located in the Hacienda Iguana commercial center.** Sells a wide variety of snacks, medicines, alcohol, fruits, ice, souvenirs and basic amenities. Golf cart rentals also available. Open everyday from 8am to 11pm (hours may vary).
- **The Rios Market is also located in the Hacienda Iguana commercial center.** Sells a variety of nonperishable goods, basic grocery items, alcohol, and ice cream. They are open everyday 8am to 8pm.

- **The Riviera Market is located 300 meters south of the main gate to Iguana.** This full-service market offers everything (meals, snacks, alcohol, medicine, personal products, and much more) and delivers to your property. They are open Monday through Saturday from 8am to 7pm everyday and Sundays from 10am to 5pm.
- **La Colonia is located in Rivas (45 minute drive from Hacienda Iguana)** It's the most well stock grocery store with freshest produce and open 8am to 9pm Monday through Sunday.
- **MaxiPali is a full-service grocery store (45 minute drive from Hacienda Iguana)** Additionally, they offer household items and a small pharmacy. It is located in Rivas and open 9am to 9pm Monday through Sunday.

## RESTAURANTS/BARS AND OTHER:

- **Pili's Kitchen is located on the south end of Playa Colorado at the Beach Club.** They serve fresh healthy cuisine while enjoying your meal on the beach.
  - While in Covid times they have a reduced schedule and they're opening Wednesday to Sunday 9:30am to 8:30pm.
  - Daily fresh dinner specials.
  - Pili's Kitchen is usually closed the month of October.

- **The Tiki Bar is next to Pili's Kitchen** and offers a variety of tropical drinks, liquors, and beers. Everybody hangs out here during the sunset.

- Wednesday to Sunday  
1pm - 8:30pm.

- **Don Eloys is a sports bar above the NSR store** that serves pizza, sandwiches, salads, seafood and more. It serves local and imported beers and a variety of liquors and are open Tuesday to Sunday from 1:00pm to 9:00pm. Enjoy the game, a pizza, and some beers!
- **Scoops and Spokes a cafe and ice cream shop located across the NSR store.** They are open Thursday to Tuesday from 7am to 2pm and they serve a variety of ice creams, coffees, fresh fruit juices, smoothies, milkshakes, and specialty lunch items.
- **Downtown Iguana is located in the commercial area.** They serve delicious food with good prices. Check them out for an authentic taste of Nicaragua and enjoy a drink in their outdoor area. Open Wednesday to Monday from noon until 9pm (Sunday until 8pm).
- **Casa Ananas is located in the commercial center of Hacienda Iguana on the back side of the Iguana Surf Rentals office.** Their specialty is Italian cuisine but they offer different themed dinners. Thursday to Tuesday 5:30pm to 10:00pm.
- **Iguana Brewery is located next to NSR** They offer craft beer as well as a variety of national and imported beer. They also offer a full bar and a food menu that

includes wings, pizzas, tacos and specials. Open everyday noon to 9pm.

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*Outside of Iguana (south to north):*  
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- **Gigante has many small restaurants/cafes in the town square.** You will find cheap delicious local food in good portions (right on the beach). Go to Juntos for a night out and try Café Cicada's brunch on the weekends.
- **La Finca y El Mar is Rancho Santana's clubhouse restaurant.** It offers a variety of delicious local and international food. Make reservations to enjoy a sunset cocktail in their outdoor area and a fine meal afterwards. Only dinner is available to the general public. A reservation is required- be sure to contact your guest service rep for assistance.
- **La Boquita at Playa Rosada (in Rancho Santana)** serves up a delicious variety of tapas, pizza and cocktails. It is open Wednesday to Sunday from 5 - 9pm (reservations required).
- **La Taquería at Playa Los Perros** (in Rancho santana but also accessible from Iguana) serves tacos, burritos, quesadillas, ceviches, beers, margaritas and more. Wednesday to Sunday 11am - 4pm.
- **Avila's Tacos Mexicanos located in Limon 1** serves a variety of tacos and other dishes and it offers a salsa bar to make your meal your way.
- **La Calabria located in Limon 2 (near Santana).** They serve wood fired brick oven pizzas that are priced and portioned well. La Calabria is a must visit!



- **Yolanda's Cafe located in Limon 2.**

A long-time travelers favorite local spot. This iconic restaurant is run by Yolanda herself! Surf the nearby waves and swing by for fresh fish or arroz con pollo in very generous portions. Open daily 10-7.

- **Malibu Popoyo is a hip, upscale, beautifully designed restaurant located just after Limon 2.** They offer Euro/ Nicaraguan fused cuisine. Make reservations to enjoy their delicious food, an extensive cocktail menu, and a great vibe. Wednesday to Sunday 7-9.

- **Buena Onda** is located in the same area and is famous for its monthly Sunday Brunch & Market. Live music, a variety of small dishes (so you can try them all) and cocktails are part of the offer.

- **Costa Oeste** is next door and it's a Mexi-Nica inspired restaurant. Enjoy poolside cocktails.

- **Aloha Bungalows** is also in the same area and offers Spanish and Nica dishes.

- **Guasacate** offers various cafes and small delicious restaurants (Finca Wayuu, La Perla, Viento Este Pizzeria, The Barrel, Dutchies Deli and Hotel Popoyo).

- **Finca Wayuu** is open on Wednesday (and sometimes Saturday) from 6 to 9. They serve mediterranean tapas and dishes, brick oven pizzas, cocktails and a great atmosphere. Reservation and cash only. 8984-7814

## NSR CONTACT INFORMATION:

**NOTE:** We welcome your questions via phone calls, email, or text preferrably during business hours. If you are using a non-Nicaraguan phone (uses a foreign service provider), dial a +505 before the 8-digit number. All contacts are bilingual (Spanish/English).

## NSR STAFF

- **Concierge:** concierge@surfnsr.com, 8239-9247
- **NSR Store:** julioc@surfnsr.com, 8739-2069. We are open 8:30am - 5:00pm every day
- **Heather McMandon:** Owner, heatherm@surfnsr.com, 8711-2701
- **Carl Segerstrale,** Owner, Real Estate Sales, carls@surfnsr.com, 8366-9947

## HACIENDA IGUANA COMMUNITY CONTACT INFORMATION

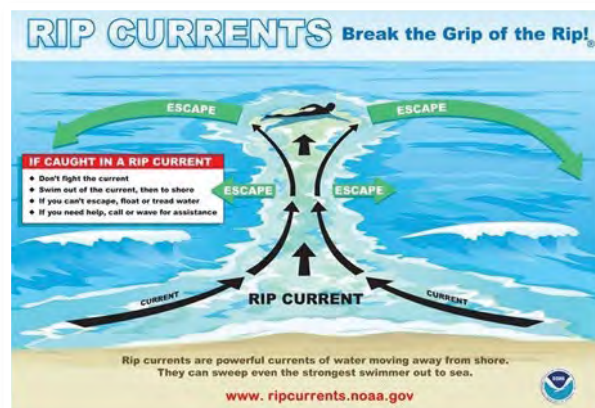
- **Graciale Zavala,** Hacienda Iguana HOA Operations Manager: 8356-3597
- **Ramón,** Head of Security (Spanish only): 8855-7910

## EMERGENCY INFORMATION:

**NSR WANTS OUR GUESTS TO HAVE A SAFE, FUN VACATION SO PLEASE CAREFULLY READ THE FOLLOWING SECTION.**

- Please be very cognizant of the risks you take. Remember we are in a developing country so emergency services are not as readily available as you might be accustomed to.
- **Nica Heartbeat First Aid Center**, located inside Hacienda Iguana. Their number is 8909-9548 or 8282-4817.
- **The Roberto Clemente Health Clinic** is located in Limon 1 (north of Hacienda Iguana 15-20 minutes). Take the dirt road to the main gate of Hacienda Iguana, turn left onto the brick road, and continue following to road past the main entrance of Rancho Santana. The clinic is 100 meters north on the left side of the road. They specialize in the treatment of minor wounds or illness. They have a pharmacy and medication can be prescribed. Their number is 8887-7413.
- In case of serious emergency, go directly to the Vivian Pellas hospital in Managua. Their phone number is 2255-6900 and their website is: <http://www.metropolitano.com.ni/ubicacion/>
- In the water use caution, follow customary etiquette as well as the "give one get one philosophy." Be aware of other surfers, stray boards, rip currents, heavy waves, and potential rocky bottoms.

- Beware of rip currents. These currents frequently occur when the waves are bigger.



- There is a rescue board located at the Beach Club, and the following medical supplies are located in the Hacienda Iguana Proshop (near the internal gate of Iguana):
  - Blood Pressure Monitor
  - A set of Forceps
  - Sterile Gauze
  - Alcohol
  - Black Monofilament Nylon
  - Gloves
  - Ankle Support
  - Clavicle Brace
  - Arm Sling
- If somebody is injured, please do not hesitate to seek professional help at the Nica Heartbeat Clinic, the Rancho Santana Clinic, or the Vivian Pellas hospital!

## ON YOUR WAY OUT...

- **Stay in Touch.** Remember to check out our daily online surf report ([www.surfnsr.com](http://www.surfnsr.com)), find us on Facebook (Surf NSR), and follow us on Instagram (@surfnsr). Don't forget to tag us in your posts while you are visiting us so we can repost them!
- **Real Estate.** NSR has been helping clients buy and sell property in Coastal Nicaragua since 2005. We would be happy to assist you with your real estate needs. Contact Carl Segerstrale for more information: [carls@surfnsr.com](mailto:carls@surfnsr.com), 8366-9947
- **Survey.** Your feedback and experience is important to us. For complementary NSR merchandise, please fill out the provided survey. When you turn the survey in, don't forget to pick up other NSR swag for your family or friends!

- **Check Out.** Please remember check out is no later than 11am. To check out, return keys to the shop during business hours or leave it in the safe outside the shop after hours (the combination is 2005#). Key replacement fees are \$40. Late check out fee is \$30 (unless other arrangements have been made with an NSR staff member).
- **Transport.** Notify the Guest Service Rep or the shop if you need exit transportation.
- **Tipping.** Please remember you put staff tips in this binder.


THANK YOU AGAIN FOR BOOKING  
YOUR VACATION WITH NSR!






## FIRESTICK TV INSTRUCTIONS

This property is equipped with the CC VeO app on FireTV. Premium content including movies, network TV, sports and much more can be accessed by following these instructions.

1. Turn on TV with TV Remote Control
2. In case Amazon Fire TV welcome screen does not appear, ensure source is HDMI2. TV Remote > Input > HDMI2
3. Using Fire stick control navigate to the CC VeO App  in the Applications & Channels section
4. Content is organized by section and genre

## INSTRUCCIONES de FIRESTICK TV

Esta propiedad está equipada con la aplicación CC VeO en FireTV. Se puede acceder al contenido premium que incluye películas, TV en red, deportes y mucho más siguiendo estas instrucciones.

1. Encienda el televisor con el control remoto del televisor
2. En caso de que no aparezca la pantalla de bienvenida de Amazon Fire TV, asegúrese de que la fuente sea HDMI2. Control remoto de TV> Input> HDMI2
3. Usando el control Fire Stick, navegue a la aplicación CC VeO  en la sección Applications & Channels
4. El contenido está organizado por sección y género



## DOWNTOWN IGUANA

- A - NSR Surf Shop
- NSR Rentals & Real Estate
- Eloy's Bar & Restaurant
- Iguana Brewery
- B - Rios Market
- Stop and Go Surf
- Medical Clinic
- C - Golf Pro-Shop/HOA Office
- D - Scoops n Spokes/Sidebar
- Gym
- E - Satori Spa
- ATM
- Developer Office
- Iguana Surf Rentals
- 10th Hole
- F - Garondos Storage
- G - Nica Treasures

## AMENITIES

- H - Community Center
- Bathrooms
- I - Driving Range
- J - Casa Maderas Restaurant
- K - Anana's Cafe
- L - Mark & Dave's Yoga
- M - Beach Club
- Restaurant / Bar / Pool
- N - View point

## NSR RENTAL PROPERTIES

### HOUSES

- O - Casa Ola
- P - Casa Rio/Casita Rio
- Q - NSR Beach House
- R - Marisombra
- S - Casablanca
- T - Cantamar
- U - Mi Casa Sonada House & Studio
- V - Fort Walker House & Studio
- W - Zen Casita

### BEACH CONDOS

- Villas Iguana Condos
- Rio Dulce Condos
- Costa Mar Condos

### OFF BEACH CONDOS

- Golf Condos
- Townhomes

### ECO CASITAS

- Phase 1
- Las Playas
- Phase 3



To Main  
North/South  
Road

# HACIENDA IGUANA



LOS PERROS

PANGA DROPS

PLAYA COLORADO





Tola Area Map

*Ask us about Real Estate, Vacation Rentals, Surfboard Rentals, Moto and Scooter Rentals, Transportation and Surf Photography*

NSR, Abajo Rest. Don Eloy, KM137 Car. a las Salinas, Tola, Rivas



