PRIVATE ISLANDS INC.

SAO LUIS ISLAND PAIR

BAÍA DE SÃO MARCOS, BRAZIL



16.7 ACRES · TWO ISLANDS

FREEHOLD · 7 BEDROOMS

2.542°S 44.365°W

ON THE ISLANDS

PRIVATE CHAPEL — SANTA ROSA

ARTESIAN WELL · GENERATOR

SEA-LEVEL TERRAIN

THE ESTATE

At a Glance

LOCATION	Baía de São Marcos, Brazil
TENURE	Freehold
LAND AREA	16.7 acres — two islands
SANTA ROSA	13.64 acres, developed
ILHA DA MARÉ	3.13 acres, untouched
MAP PIN	Midpoint of the pair

ACRES ACROSS TWO ISLANDS

Santa Rosa carries the residence, chapel and grove; Maré, a short crossing away, is untouched — one freehold estate in two landmasses.

ISLAND VITALS

PRICE
NOT PRINTED

ACREAGE
16.7 acres

TENURE
Freehold

ISLANDS
Santa Rosa + Maré

TERRAIN
Sea-level

WATERS
Baía de São Marcos

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REGION — BRAZIL

Brazil welcomes foreign buyers on equal terms with locals, with property rights constitutionally protected and purchase completed by notarised deed. Coastal holdings can involve federal shoreline land arrangements, handled as a routine professional step — the listing holds this pair as freehold.





THE PAIR

Two Islands, One Estate

Two private islands — Ilha de Santa Rosa and Ilha da Maré — nestle in the tranquil waters of Maranhão's Baía de São Marcos, just off the coast of a UNESCO World Heritage capital. One island already hosts a substantial residence; the other is a pristine blank canvas — an estate the listing frames for a private family compound, a boutique eco-resort, or a visionary hospitality project.

READING THE MAP

What the Pin Marks

This offering is two islands, so the map pin sits at the midpoint between the two island centroids — in the channel between Santa Rosa to the south and Maré to the north. It marks the pair as a single estate, not a point on either island.

THE RESIDENCE

A Seven-Bedroom House

Santa Rosa's spacious residence is offered unfurnished — a complete creative palette for the new owner's interior. It stands above the island's private sandy beach, backed by a lush coconut grove and established native vegetation, with an artesian well (pH 7.7), a dedicated generator, and consistent mobile and internet coverage.

CHAPEL & GROUNDS

Chapel Among the Palms

The grounds hold the estate's private chapel, reached through the grove — an anchor of authentic Brazilian character at the heart of the island. Walled terraces, shaded paths and the boat landing complete an established island homestead.







LAND AND WATER

Sea-Level, Jungle to Beach

Both islands are lush, sea-level terrain in established native vegetation — natural shade running down to the water in a classic jungle-to-beach landscape. Santa Rosa boasts its own private sandy beach, ideal for swimming and maritime recreation, in the calm, warm waters of the bay. Across the channel, Maré's 3.13 untouched acres offer total seclusion — a natural extension for guest cabanas, or habitat left exactly as it is.

KNOWN FOR

A freehold twin-island estate off a UNESCO World Heritage capital — one developed island with residence and chapel, plus its own untouched second island.

DAYTIME HIGH ±88°F · NIGHT LOW ±77°F



ARRIVAL

Forty-Five Minutes from the Airport

Access is streamlined: a 45-minute journey from São Luís International Airport, which offers daily connections to São Paulo, Brasília and Lisbon — the final leg by water, to Santa Rosa's own landing and beach.

THE GATEWAYS

São Luís & Alcântara

The UNESCO-listed capital lies about 5 miles straight-line across the bay, its streets rich in colonial heritage and the Bumba Meu Boi festivals; the colonial gem of Alcântara sits some 10 miles to the north-west, and Lençóis Maranhenses National Park is reachable for day trips.

DISTANCES — STRAIGHT LINE

Itaqui Port 2 mi · São Luís 5 mi · São Luís Int'l Airport 9 mi · Alcântara 10 mi

LOCATION

On the Map

BAÍA DE SÃO MARCOS · PIN AT THE MIDPOINT OF THE ISLAND PAIR



GALLERY

The Estate in Frames



The residence above Santa Rosa's beach



A covered walk in the grove



Inside the coconut grove



Santa Rosa's private sandy beach



PRIVATE ISLANDS INC.

THE WORLD'S AUTHORITY ON PRIVATE ISLAND SALES & RENTALS

SAO LUIS ISLAND PAIR

BAÍA DE SÃO MARCOS — MARANHÃO — BRAZIL

CURRENT PRICE & AVAILABILITY

This brochure carries no printed price, so it can never be out of date. Scan the code or open the live listing for today's price and availability.

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