

Cebaco Island

GULF OF MONTIJO - VERAGUAS - PANAMA

Cebaco Island is a 7,410-acre freehold estate in Panama's Gulf of Montijo — one of Central America's largest private landholdings. The offering pairs 5,000 acres of primary rainforest with 2,500 acres of established teak and mahogany plantations (NPV USD 5M), plus two residences, three worker camps, and 22 beachfront development lots in final titling — a sovereign-scale asset where timber income funds radical conservation.

USD 9,000,000

7,410 ACRES - HARDWOOD PLANTATIONS - 22 BEACHFRONT LOTS - FREEHOLD

THE ESTATE

At a Glance

PRICE	USD 9,000,000
LOCATION	Gulf of Montijo, Veraguas, Panama
ACREAGE	7,410 acres
RAINFOREST	5,000 ac primary
PLANTATIONS	2,500 ac teak + mahogany
LOTS	22 beachfront, in titling
RESIDENCES	2 (beach house + surf home)
TAX STATUS	Plantation income tax-exempt
TENURE	Freehold
STATUS	Available

THE NUMBERS

Plantations NPV USD 5M (projected harvest \$15M+); 22 beachfront lots est. \$10M+; plantation income 100% tax-exempt under Panama's reforestation laws.

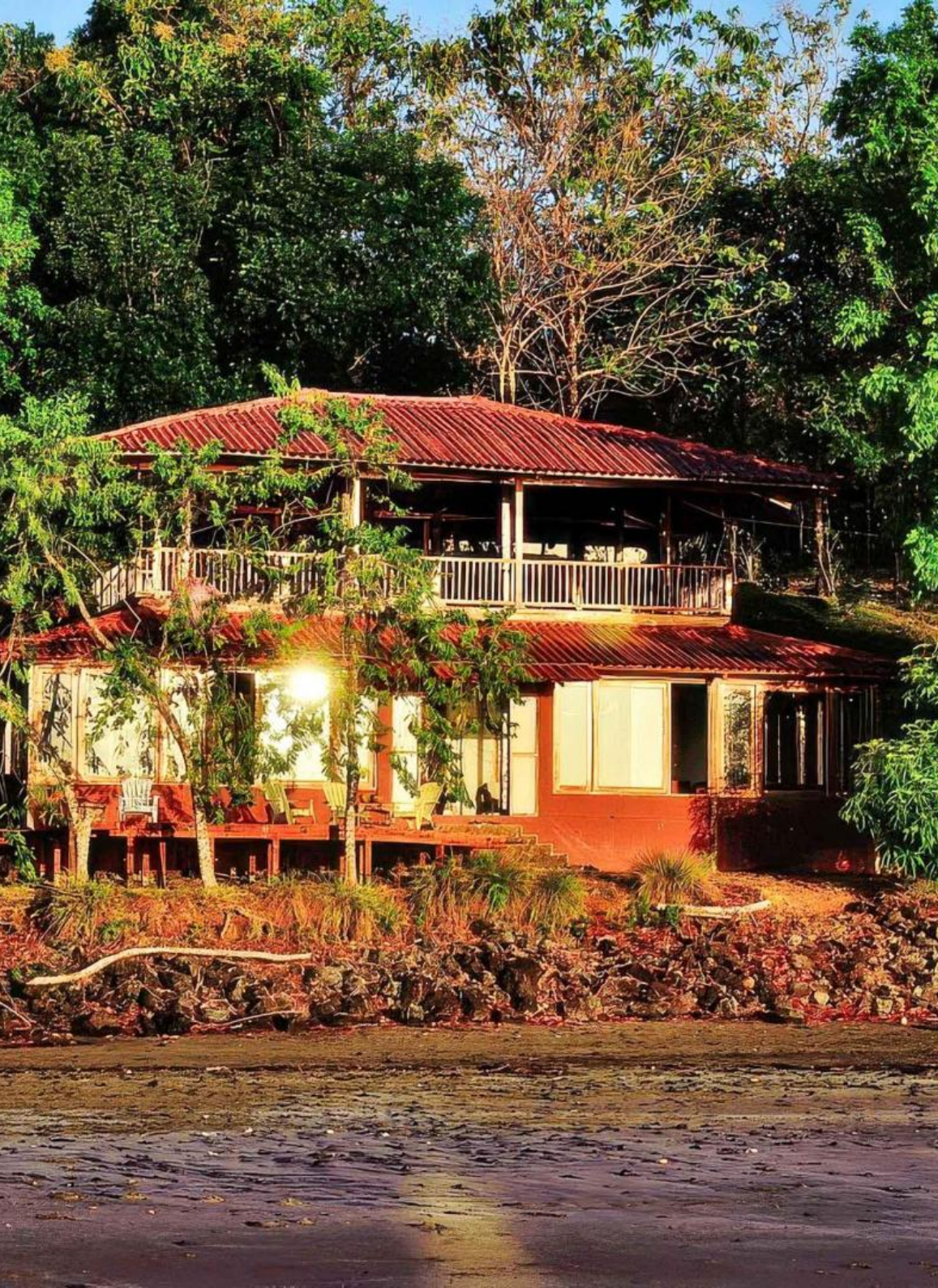
ISLAND VITALS

COORDINATES	SHORELINE
7.545°N, 81.110°W	Beaches + sea cliffs
WATERS	
Pacific / Gulf of Montijo	

OWNERSHIP IN PANAMA

Panama gives foreigners the same property rights as citizens, with direct titled (fee-simple) ownership. Buyers should confirm titled status rather than Rights of Possession, and most hold island assets in a Panamanian corporation for liability and tax efficiency. Note the 10 km border-zone restriction near Costa Rica's border.





THE ESTATE

A Private Territory

Islands this large rarely come to market. Cebaco spans 7,410 freehold acres off Panama's Pacific coast — a private territory of rainforest, waterfalls, palm-lined beaches, and working hardwood plantations, on the underwater ridge between the Galápagos and Isla del Coco, in one of the planet's great biodiversity corridors.

THE NUMBERS

Plantations, Lots, and Residences

Hardwood portfolio: 2,500 acres of teak/mahogany, NPV USD 5M, projected harvest above USD 15M. Development lots: ~378 acres subdivided into 22 beachfront lots in final titling, est. value above USD 10M. Residences: 4-bed beach house at Playa El Cedro; 3-bed surf home near Playa Reina. Camps: three worker camps, capacity 120.

THE PORTFOLIO

Income-Producing by Design

Tax status: Panama's reforestation laws render plantation harvest income 100% tax-exempt; documented possession rights mean no property taxes currently apply. Utilities: off-grid solar and local water, scalable to island-wide grids.

RECREATION

Beaches, Forest, and Ocean

Shoreline: hidden palm beaches, turquoise coves, dramatic cliffs. Interior: 5,000 acres of primary rainforest, waterfalls, high viewpoints. Marine: a migratory corridor for humpbacks, dolphins, and sea turtles.





TERRAIN

Land and Water

Diverse coastal and interior topography at continental scale: rainforest canopy, plantation rows, waterfall valleys, and miles of Pacific shoreline. The economic output of the plantations offsets the cost of radical conservation.

KNOWN FOR

A 7,410-acre freehold Pacific territory: working hardwood plantations, 22 titled beachfront lots, and 5,000 acres of primary rainforest — conservation funded by timber.



ARRIVAL

Flight or Boat

Reachable by short flight from Panama City or boat transfer from the mainland surf hubs of Mariato — remote, but logistically real.

TAX & TITLE

Titled Freehold, Tax-Advantaged

Direct titled (fee-simple) ownership. Plantation income 100% tax-exempt under Panama's reforestation laws; no property taxes per documented possession rights.

OWNERSHIP

Lifestyle and Value

A private residential fortress, a world-class eco-tourism destination, or a carbon project — a legacy asset for the visionary investor, protected under Panamanian law.

7,410 ACRES · 2,500 AC PLANTATIONS · 22 BEACHFRONT LOTS

LOCATION

On the Map

GULF OF MONTIJO - VERAGUAS - PANAMA



Straight-line distances, approximate • Coastline: Natural Earth

CEBACO ISLAND

Gulf of Montijo, Veraguas, Panama • 7.545°N, 81.110°W

DISTANCES

Mariato	20 mi
David	109 mi
Panama City	147 mi
Tocumen Intl Airport	158 mi

ELEVATION & CLIMATE

Summer high (Mar avg)	93°F
Winter low (Jan avg)	71°F
Pacific water temp	80-84°F

ACCESS

Short flight from Panama City or boat from Mariato

Off-grid solar power and local water sources

Straight-line distances, approximate.

Sources: geocoder (Cebaco), Wikipedia climate normals (David, Chiriqui), WeatherSpark water

GALLERY

The Estate in Frames





PRIVATE ISLANDS INC.

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Cebaco Island

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USD 9,000,000

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