



## 4 Hectares of land for sale in Playa Las Lajas Toledo



### Agent Info

Naam:	Niall Madden
Bedrijfsnaam:	Esales Property Limited
Mistlampen:	United Kingdom
Experience since:	2002
Service Type:	Selling a Property
Specialties:	
Property Type:	Apartments
Telefoon:	
Languages:	English
Website:	<a href="https://esalesinternational.com">https://esalesinternational.com</a>

### Advertentie details

Vastgoed voor:	Koop
Prijs:	USD 410,304.25

### Locatie

Aanbevolen Auto Onderdelen:	Panama
Adres:	Lajas Adentro
Postcode:	Chiriquí Pr
Geplaatst:	25-11-2024
Omschrijving:	4 Hectares of land for sale in Playa Las Lajas Toledo Panama

Esales Property ID: es5554391

### Property Location

Lajas Adentro,  
Chiriquí Province,  
Panama

### Property Details

LOW RISK HIGH VALUE INVESTMENT FOR IMMEDIATE RESIDENCY AND LONG TERM CITIZENSHIP

Seize a unique, low-risk high return investment opportunity in the breathtaking Chiriquí Province of



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Panama. This 4-hectare reforested property offers not only attractive financial returns but also a chance to secure permanent residency in Panama, a country known for its political stability, growing economy, and exceptional natural beauty.

## Key Highlights:

1. Immediate Permanent Residency: Panama enacted Law 24 to encourage private investment in efforts to restore the country's rapidly diminishing tropical forests. To reverse this trend, Law 24 offers significant tax advantages and permanent residency visa eligibility to investors in government approved reforestation projects.

Individuals who present proof that they have met the minimum amount invested in an approved reforestation project, including the purchase of the land itself, can apply for Permanent Residency in Panama. Additionally, Panama's Law 54 protects foreign investment in real estate, providing foreign investors with the same rights as Panamanian citizens.

Your investment unlocks Panama's permanent residency program, making relocation or long-term travel seamless and stress-free.

## Best Investment Option:

### Permanent Residency:

- \* Invest \$350,000 in a government-approved reforestation project.
- \* Grants immediate permanent residency. After 5 years of permanent residency, you can apply for citizenship.

### Additional Considerations:

- \* Investments must be held for a minimum of 5 years to maintain residency status.
- \* Additional investment may be required for dependents.
- \* The reforestation project must be approved and managed by a government-regulated forestry company.

<https://www.panamaforestry.com/en/reforestationvisa>

### Tax advantage

Total exemption from the payment of income tax on earnings derived from the

commercialization of products extracted from forest plantations up to their final cut, which are established within a period of 13 years starting on the day Law No. 6 was enacted (February 2nd 2005), as long as the owners of these plantations are registered in the Forest Registry of the National Environmental Authority. <https://forestpolicy.org/sites/default/files/pdf/panama.pdf>

### Additional advantages



As of July 2024, Panamanian citizens had visa-free or visa on arrival access to 149 countries and territories, ranking the Panamanian passport 29th in terms of travel freedom according to the Henley Passport Index. Wikipedia

1. Eco-Real Estate Potential: Transform this land into an ecological retreat, a sustainable residential development, or a private sanctuary, tapping into the growing demand for eco-tourism and green real estate.

The property's lush, reforested landscape, a year round stream and proximity to a popular beach offers a prime location for an eco-resort or sustainable residential development.

1. Low-Risk Investment: Reforested lands in Panama have a proven track record of stability and growth, offering peace of mind for investors looking for a secure asset. The trees are already nearly 20 years old rather than taking the slow return option of a new plantation

1. High value timber sales potential: As of the 2022 survey, the land holds approximately 2,941.736 m<sup>3</sup> of timber, representing a solid economic opportunity. This includes teak mixed with native species which were planted in 2005. Explore conservation, timber harvesting, or eco-friendly projects on this well-positioned property in Chiriquí.

This property not only aligns with environmental stewardship but also offers the potential for long-term profitability, future value appreciation and a meaningful connection to one of the world's most sought-after destinations.

Make a smart investment that benefits your future while contributing to a greener planet.

## About the Area

Lajas Adentro, a charming corregimiento nestled within the Chiriquí Province of Panama, offers a serene escape from the hustle and bustle of city life. Known for its lush landscapes, pristine beaches, and warm hospitality, Lajas Adentro is a hidden gem that attracts nature lovers and adventure seekers alike.

The area boasts a diverse ecosystem, ranging from dense rainforests to pristine coastal areas. Visitors can explore the vibrant marine life along the Pacific coast, go surfing, or simply relax on the sun-kissed beaches. For those seeking a more adventurous experience, hiking trails wind through the lush forests, offering opportunities to spot exotic wildlife and breathtaking views.

Lajas Adentro is also home to a vibrant local community that warmly welcomes visitors. The town center offers a glimpse into traditional Panamanian culture, with colorful markets, local eateries, and friendly locals. Visitors can sample delicious local cuisine, purchase handcrafted souvenirs, and immerse themselves in the laid-back atmosphere.

Whether you're seeking a tranquil retreat or an action-packed adventure, Lajas Adentro has something to offer everyone. Its pristine natural beauty, coupled with its warm hospitality, makes it an ideal destination



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for those looking to escape the ordinary and experience the true essence of Panama.

## Main Features

- \* 40000 m2 of land for development
- \* Excellent location close to many amenities
- \* Stunning views.
- \* There is huge Potential in the rental market if developed.

Contact us today to buy or sell your property in Panama fast online.

## Algemeen

Lot Afmeting: 40000 m<sup>2</sup>

## Lease terms

Date Available:

## Additionele informatie

Virtual tour URL: [https://www.youtube.com/embed/XfBpfFj\\_I\\_A](https://www.youtube.com/embed/XfBpfFj_I_A)

## Contact information

IMLIX ID: IX6.414.125

