



## Excellent Estate of land plots & Farm for sale in the Philippines



### 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 57,500.92

### Locatie

Aanbevolen Auto Onderdelen:	Philippines
Staat/Regio/Pronvincie:	Bicol
Adres:	Camarines Sur
Geplaatst:	29-04-2025

Omschrijving:  
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Esales Property ID: es5554575

Camarines Norte

Camarines Sur

Philippines

An Exceptional Portfolio of Prime Philippine Properties: A Gateway to Tropical Living and Agricultural Potential

Presenting a Unique Opportunity to Acquire a Diverse Collection of Land Holdings in the Picturesque Provinces of Camarines Norte and Camarines Sur, Philippines

This exceptional offering comprises a portfolio of four distinct and strategically located land parcels in the Philippines, each presenting a unique investment proposition and the potential for realizing diverse



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aspirations, from idyllic residential retreats and productive agricultural farms to captivating beachfront havens. Spanning across the provinces of Camarines Norte and Camarines Sur, these properties showcase the natural beauty and rich potential of the Bicol Region, offering a gateway to a vibrant culture, stunning landscapes, and a burgeoning economy. Each plot is detailed individually below, providing a comprehensive overview of its unique characteristics and investment appeal.

Prices Start from 49,000 euro

## 1. Expansive 3 Hectares Residential Lot in Mercedes, Camarines Norte – Your Canvas for Coastal Dreams (EUR 49,000)

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Nestled within the tranquil municipality of Mercedes in the province of Camarines Norte, this substantial residential lot spans an impressive 3 hectares (approximately 7.4 acres), offering a remarkable opportunity to create a sprawling private estate or a well-planned residential development. Located at the approximate Google Maps coordinates (13.9797340, 123.0693170), this property benefits from its proximity to the coast, promising the potential for refreshing sea breezes and access to the natural beauty of the nearby Pacific Ocean. The generous size of the land allows for the creation of multiple dwellings, expansive gardens, recreational facilities, or even a small, exclusive residential community. Mercedes is known for its laid-back coastal charm, offering a peaceful environment while still providing access to essential amenities and local markets. This property presents an affordable entry point into the Philippine real estate market, ideal for those seeking a large parcel of land in a developing coastal region with the freedom to design and build their dream home or a promising residential project. The potential for future appreciation in this area, coupled with the relatively low acquisition cost, makes this a compelling investment for both personal use and future development. Imagine building a family compound, a retirement haven, or a small eco-friendly residential project, all within this substantial and well-located landholding in the welcoming province of Camarines Norte.

## 2. Versatile 3.2 Hectares Residential Agricultural Farm in Labo, Camarines Norte – Cultivate Your Paradise (EUR 78,000)

This expansive 3.2-hectare (approximately 7.9 acres) property in the municipality of Labo, Camarines Norte, presents a unique blend of residential and agricultural potential, offering the ideal setting for a self-sufficient lifestyle or a productive farming venture with the added benefit of a spacious homesite. Situated at the approximate Google Maps coordinates (14.1291029, 122.8157692), this land offers a substantial area for cultivation, livestock raising, or the development of agricultural tourism. The fertile soil of Camarines Norte is well-suited for a variety of crops, providing an opportunity for both personal sustenance and potential income generation. The property also allows for the construction of a spacious family home, offering a tranquil rural setting with ample space for gardens, orchards, and other outdoor amenities. Labo is a municipality known for its agricultural productivity and its proximity to natural attractions, offering a peaceful and sustainable way of life. This property represents an excellent investment for those seeking a larger landholding with the versatility to combine residential living with agricultural pursuits, offering the freedom to cultivate the land and enjoy the fruits of their labor in a serene and welcoming environment. The potential for generating income from agricultural activities,



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coupled with the opportunity to build a substantial family home, makes this a compelling and practical investment in the Philippine countryside.

### 3. Stunning 1.62 Hectares White Sand Beach Property in Siruma, Camarines Sur – Your Private Coastal Sanctuary (EUR 110,000)

For those dreaming of owning a slice of tropical paradise, this captivating 1.62-hectare (approximately 4 acres) white sand beach property in the municipality of Siruma, Camarines Sur, offers an unparalleled opportunity to acquire a pristine beachfront haven. Located at the approximate Google Maps coordinates (14.0727331, 123.2687299), this property boasts a significant stretch of pristine white sand frontage, lapped by the crystal-clear waters of the Pacific Ocean. Siruma is renowned for its untouched natural beauty and its tranquil coastal environment, offering a perfect escape from the hustle and bustle of city life. This property is ideal for developing a private beachfront retreat, a boutique eco-resort, or simply preserving its natural beauty for personal enjoyment. The potential for tourism development in this area is significant, with the allure of white sand beaches and the pristine marine environment attracting both local and international visitors. Imagine waking up to the sound of gentle waves, stepping onto your own private beach, and enjoying breathtaking sunsets over the ocean. This is a rare opportunity to own a substantial beachfront property in a truly idyllic setting, offering both a personal sanctuary and a potentially lucrative investment in the burgeoning Philippine tourism sector. The natural beauty and exclusivity of this white sand beach property make it a highly desirable and potentially appreciating asset.

### 4. Expansive 25 Hectares Agricultural Farm with River in Del Gallego, Camarines Sur – A Fertile Land of Opportunity (EUR 370,000)

This substantial 25-hectare (approximately 61.8 acres) agricultural farm in the municipality of Del Gallego, Camarines Sur, presents a significant investment opportunity for those seeking a large-scale agricultural operation or a vast landholding with diverse potential. Situated at the approximate Google Maps coordinates (13.9638328, 122.6764955), this property boasts the invaluable asset of a river running through it, providing a reliable and sustainable source of water for irrigation and other agricultural needs. The fertile land of Camarines Sur is well-suited for a wide variety of crops, offering the potential for large-scale farming ventures. The expansive size of the property also allows for the possibility of livestock raising, aquaculture, or even the development of agricultural tourism initiatives. Del Gallego is a municipality known for its agricultural productivity and its natural resources, offering a conducive environment for farming and rural development. This property represents a significant investment in a substantial agricultural landholding with the added benefit of a natural water source, providing the foundation for a productive and sustainable agricultural enterprise or a long-term land investment with considerable potential for appreciation. Imagine cultivating vast fields, raising livestock with ample grazing land, or developing a unique farm-to-table experience, all within this expansive and resource-rich property in the heart of Camarines Sur.

This diverse portfolio of land plots and a farm in the Philippines offers a unique opportunity to invest in a region of natural beauty and growing potential. From residential havens and agricultural ventures to pristine beachfront retreats, each property presents a distinct appeal and the chance to realize a variety of personal and investment goals in the welcoming and vibrant archipelago of the Philippines.



## About the Area

Camarines Norte, the northernmost province of the Bicol Region in Luzon, Philippines, is a land of diverse landscapes stretching from its western border with Quezon province to the Philippine Sea in the north and the Pacific Ocean to its east. Characterized by a rugged terrain that transitions from coastal lowlands to rolling hills and mountains inland, the province boasts fertile coastal plains where agriculture thrives, particularly in coconut and rice production. Historically, Camarines Norte was once part of the larger Bicol province before its eventual separation, solidifying its distinct Tagalog-influenced Bicolano culture due to its proximity to Tagalog-speaking regions. The capital town of Daet serves as the province's center for commerce, education, and governance, reflecting the blend of its historical roots and modern development.

Camarines Sur, situated to the south of Camarines Norte, occupies the central section of the Bicol Peninsula and is the largest province in the region. Its geography is marked by the fertile Bicol Plain at its heart, encircled by impressive mountain ranges including Mount Isarog and Mount Iriga. The eastern part of the province extends into the mountainous Caramoan Peninsula, renowned for its stunning limestone cliffs and pristine beaches. The Bicol River meanders through the central and southern areas, eventually flowing into San Miguel Bay, highlighting the province's rich water resources. Historically intertwined with Camarines Norte as part of the former Ambos Camarines, Camarines Sur has developed a distinct identity with Naga City as its religious, cultural, and commercial hub, although the provincial capital is Pili.

Both Camarines Norte and Camarines Sur offer a wealth of natural attractions, drawing both local and international visitors. Camarines Norte is known for its gold mining history in Paracale, its pineapple plantations, and its beautiful beaches, including those in Mercedes and the islands off its coast. The province also holds historical significance as the site of the first monument dedicated to Dr. Jose Rizal. Camarines Sur, on the other hand, boasts the stunning Caramoan Islands, a popular destination for island hopping and beach lovers, as well as Mount Isarog National Park, a haven for biodiversity and hiking. The religious significance of Naga City, home to the Peñafrancia Basilica, also draws numerous pilgrims annually.

For travelers seeking to explore these provinces, several airports provide access to the region. The nearest airport to Camarines Sur is Naga Airport (WNP), located in Pili, the provincial capital. This domestic airport serves flights to and from Manila, making it the most convenient air gateway to Camarines Sur and also providing relatively easy access to the southern parts of Camarines Norte via land transportation. Another option, although further away, is Legazpi Airport (LGP), now known as Bicol International Airport (DRP), located in Albay province to the south of Camarines Sur. This newer international airport offers a wider range of flights and can be an alternative entry point to the Bicol Region.

While Camarines Norte does not have a major commercial airport within its immediate vicinity, the Daet Airport (DTE) exists but currently has very limited or no commercial flight operations. Therefore, the most practical airport for accessing Camarines Norte is Naga Airport (WNP) in neighboring Camarines Sur. From Naga, travelers can take buses or vans to reach various towns in Camarines Norte, including Daet, which is approximately a 1.5 to 2-hour journey by land. Alternatively, some may consider flying into Manila's Ninoy Aquino International Airport (MNL), which offers a wide array of international and



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domestic flights, and then taking an approximately 6-8 hour bus ride to reach Camarines Norte or Camarines Sur.

## Main Features

- \* 328200 m<sup>2</sup> of land for development ( 32.82 Hectares ) in total
- \* Excellent location close to many amenities
- \* Stunning views.
- \* Huge Potential in the rental market if developed on.

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

## Algemeen

Afgewerkte vierkante meter: 328200 m<sup>2</sup>

Lot Afmeting: 328200 m<sup>2</sup>

## Lease terms

Date Available:

## Contact information

IMLIX ID: IX6.885.513

