



ECOLOGICAL SACTUARY VELAMAR

BOCA DE GANADO, PENINSULA DE OSA

MARKETED BY:

**BERKSHIRE
HATHAWAY**
HOMESERVICES

FLORIDA
PROPERTIES
GROUP

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ABOUT LA FINCA

Unmatched waterfront Potential on Costa Rica's Pacific Coast

Velamar Ecological Sanctuary presents a rare opportunity to develop within one of the most biologically rich regions on the planet. Spanning nearly 580 acres, this private wildlife refuge is perfectly suited for eco-luxury resorts, wellness retreats, or sustainable living communities. With direct access by land, sea, or air, the property's diverse topography offers sweeping ocean views from multiple elevations—combining stunning natural beauty with strong investment appeal. Just 17.5 miles offshore lies the world-renowned Isla del Caño Marine Biological Reserve, a haven for snorkeling, diving, and marine exploration. This unique proximity adds unforgettable experiences to any future project or destination concept.

Velamar is defined by an extraordinary blend of ecosystems: unspoiled beaches, thriving mangroves, tranquil swamps, and lush tropical forests. These habitats support a remarkable range of biological diversity, including endemic and threatened species—some still undiscovered by science.

Bordered by globally recognized protected areas—Téraba Sierpe National Wetland, Isla del Caño Biological Reserve, Golfo Dulce Forest Reserve, and Corcovado National Park—Velamar forms a vital link in a major biological corridor. This strategic position enhances its conservation value and makes it uniquely attractive to eco-investors, researchers, and developers seeking a rare combination of natural beauty, biodiversity, and accessibility.

Whether you're a developer, eco-investor, or conservation-minded visionary, Velamar is the kind of asset that rarely comes to market.

Serious inquiries encouraged. Opportunities like this don't last.



OVERVIEW

01	Location:	02	Properties Registration Number:	03	Area:	04	Price:
	Town: Boca de Ganado		P-684104-2001		119 Has. 1950.18 m2.		\$18,000,000
	County: Sierpe,				[1 191 950,18 m2]		US dollars.
	Region: Osa,		P-260578-95		234 Has. 4757.88 m2.		
	State: Puntarenas.				[2 730 461,08 m2]		

560 acres +

230+

Hectares of primary tropical rain forest



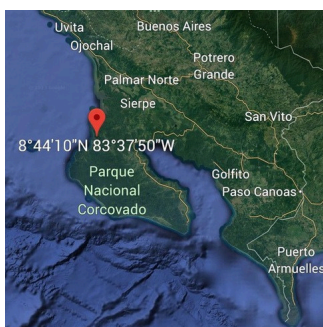
Geographical Location



Osa Peninsula

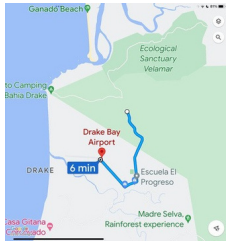


Geographical Location



**Access by
air, land or sea.**

It is located
6 minutes from
Drake's Bay Airport



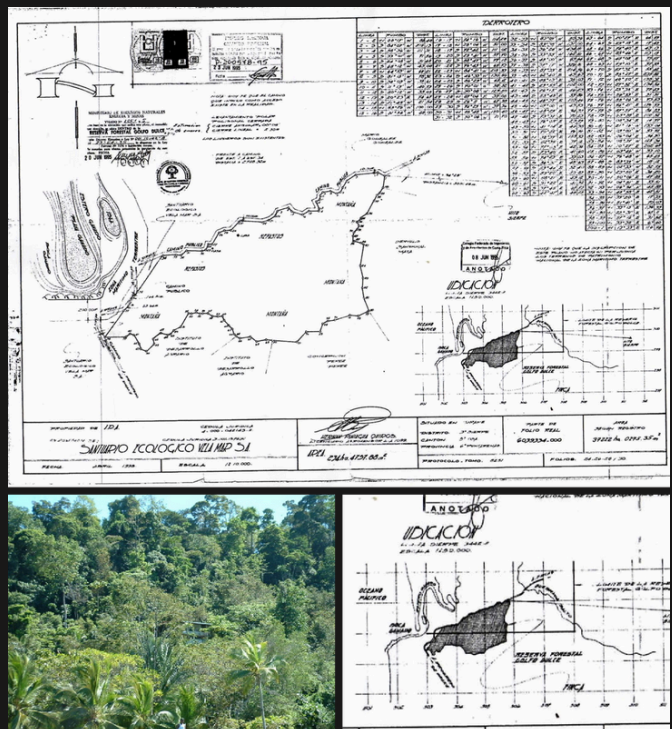
Registered
Number:

P-684104-2001

Area: 294.06 Acres

119 Hactares 1950.18 m2.
[1191 950,18 m2]

This section of the property offers a beautiful mix of elevated land with untouched primary forest and open, flat pasture areas—creating an ideal setting for an eco-friendly tourism project or nature-based retreat.



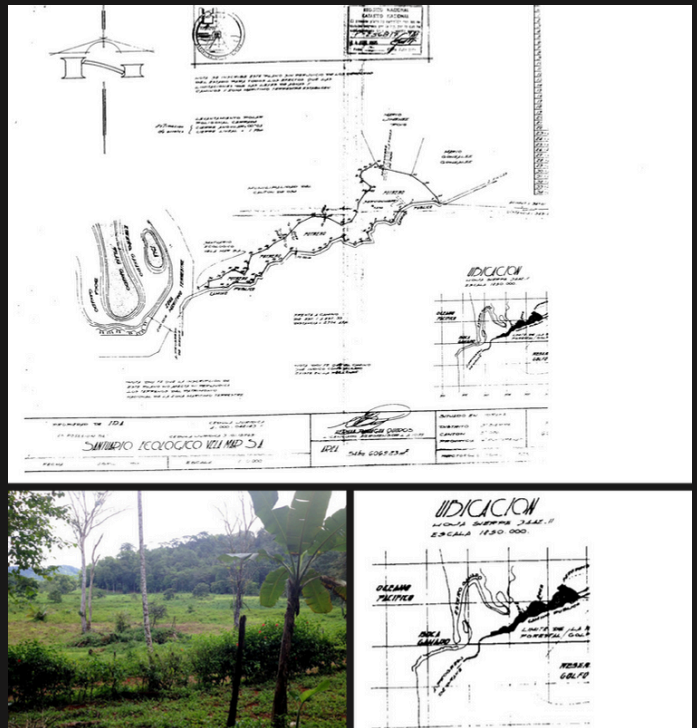
Registered
Number

:P-260578-95

Area: 578.91

234 Hactares. 4757.88 m2.
[2 730 461,08 m2]

This plan shows a pasture area that can be developed
without compromising the hills of primar forest.

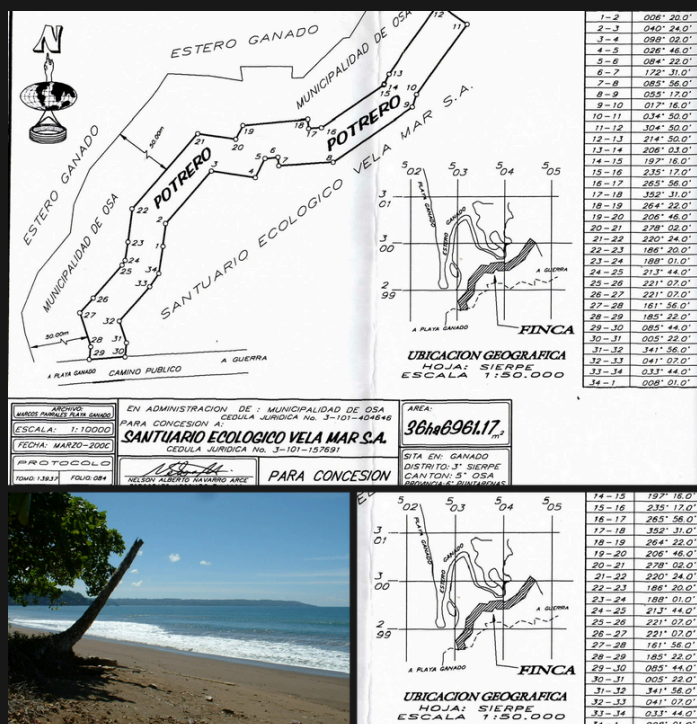


Maritime Mile
Map

Area: 88.96 acres

36 ha 6961

The property has more than 2.000 m.of ocean front,
with a sandy beach and access to the estuary, which
offer spectacular views and a variety of activities and
atractions. Buyer to confirm buildability w/ local laws
near maritime area.



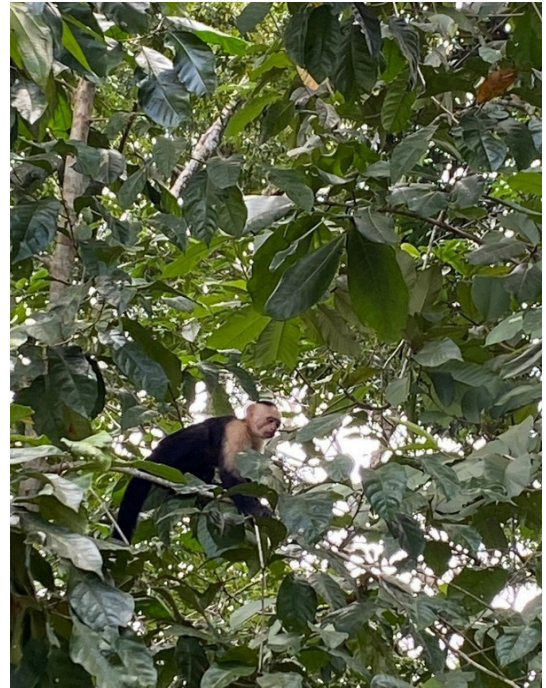
About Its Biodiversity

Located within a key biological corridor, Velamar Ecological Sanctuary offers direct access to one of the most biodiverse regions on the planet. This exceptional property lies near the Térraba Sierpe National Wetland—an internationally recognized site under the Ramsar Convention—placing it at the heart of a globally important ecosystem.

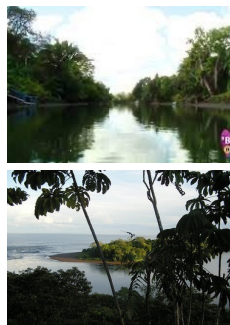
The wetland features rare and vital habitat types that support critical biodiversity and ongoing conservation efforts. Its proximity enhances not only the land's ecological value but also its appeal to research institutions, eco-tourism operators, and environmentally focused developers. Velamar is more than just land—it's a living part of a broader natural system with global significance. Properties with this level of biodiversity and international recognition are exceptionally rare.

The Térraba Sierpe Wetland serves as a vital refuge for a wide range of species, including numerous birds, fish, mammals, reptiles, and amphibians. It is a key stopover for migratory birds and a year-round habitat for resident species. Notable avian inhabitants include the blue heron, white ibis, roseate spoonbill, and osprey. Its mangrove-lined waterways are also home to American crocodiles, spectacled caimans, and diverse populations of mollusks, crustaceans, and estuarine fish—making it a critical breeding and feeding ground for aquatic life.

More broadly, the Osa Peninsula—home to Velamar—is referred to by National Geographic as the most biologically intense place on Earth. Though it covers less than 0.001% of the planet's surface, it hosts more than 2.5% of the world's biodiversity. This includes iconic and endangered species such as jaguars, Baird's tapirs, scarlet macaws, and four species of sea turtles. Its interconnected ecosystems—from mangroves and rainforests to coastal and marine environments—support an astonishing array of life, making the region a global priority for conservation and a world-class destination for eco-tourism and scientific research.



SIERPE: THE LARGEST MANGROVE FOREST IN COSTA RICA







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