

# VERVANA

BEACH CONDOS | PLAYA VENAO



## About

20 fully furnished 2BR lock-off apartments with stunning ocean views. Located in a 3-story building 10 meters above Achotines Bay and 20 meters from the high tide line, these residences offer uninterrupted Pacific Ocean views and direct access to 120 meters of pristine, secluded beachfront.

## Property Management Program

Your unit will be managed by HamakHotels, a Mexican company expert in conceptualizing and managing luxury lifestyle hotel properties.

## Amenities

- Secluded Beach
- Infinity Pool
- Restaurant
- Sundeck
- 24/7 Security
- Fitness Center
- Lobby
- Owner's Lounge

## Payment Schedule

- 10K | Reservation Deposit
- 10% | Promissory Purchase Agreement
- 10% | Breaking Ground
- 10% | 6-Months after B.G.
- 70% | Deed of Sale

## Breaking Ground

Q1-2026

## Construction Time

18 Months

## Delivery Date

September 2027

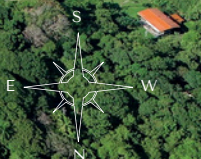
All information provided is for illustrative purposes only. The developer reserves the right to modify unit layouts, amenities, and common areas, including their size and design, without prior notice. Amenities will be delivered in two phases.



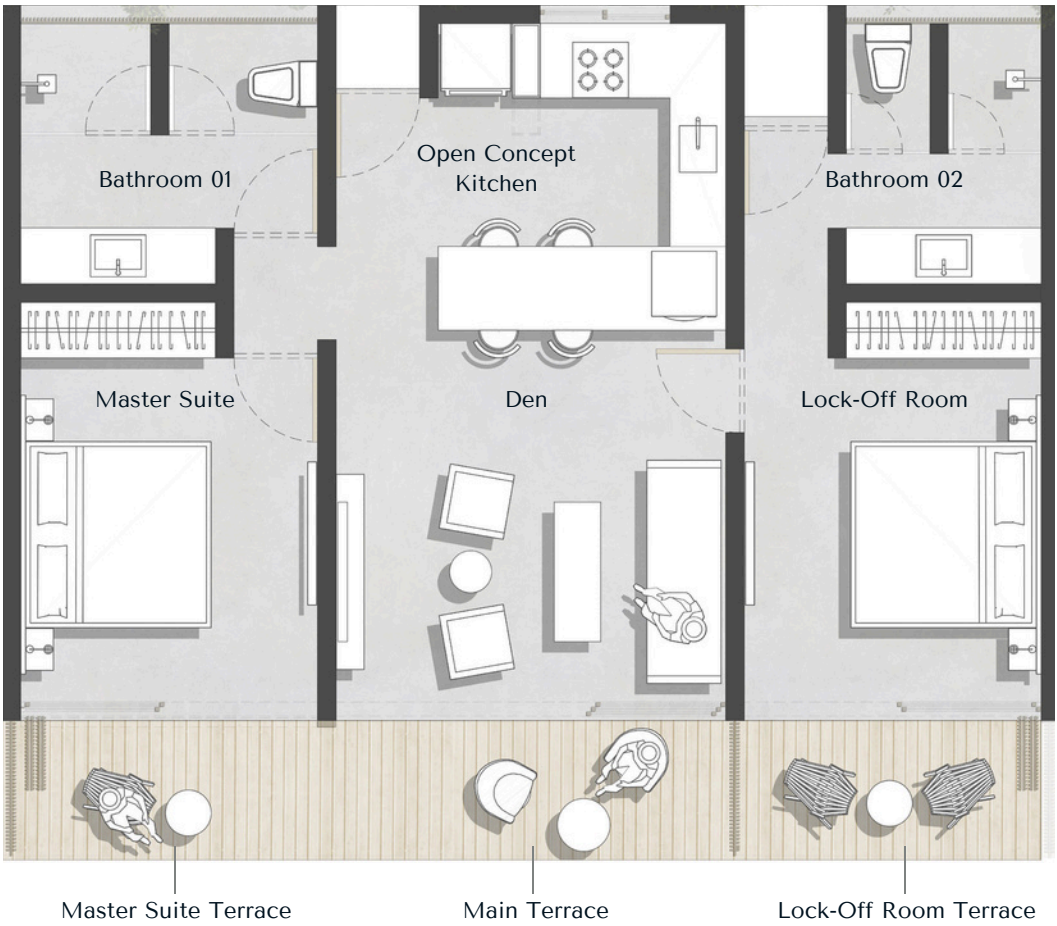
PACIFIC OCEAN

ACHOTINES BAY

NATURAL RESERVE



# FLOOR PLAN



All condos share the same layout. Penthouses are unique pieces featuring soaring 14-foot (4.20-meter) ceilings.



AREAS	m <sup>2</sup>
<b>Indoor</b>	<b>84</b>
Open Concept Kitchen	16
Den	18
Master Suite	11
Bathroom 01	16
Lock- Off Room + Bathroom 02	25
<b>Outdoor</b>	<b>17</b>
Main Terrace	7
Master Suite Terrace	5
Lock-Off Terrace	5
<b>Total</b>	<b>101</b>

# DISCOVER VENAO

A destination that has evolved into a thriving surf and wellness haven, attracting a vibrant community of like-minded individuals. It's a place where adventure meets tranquility, offering the perfect setting to embrace freedom and connection.



Surf

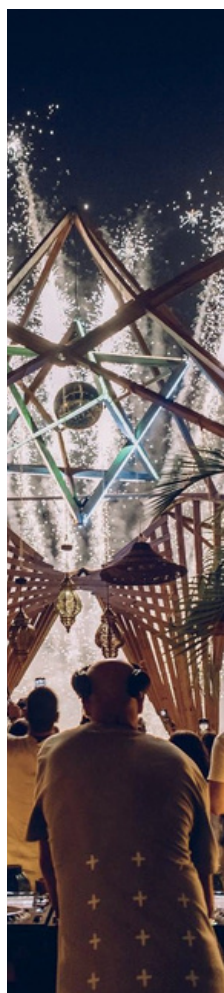
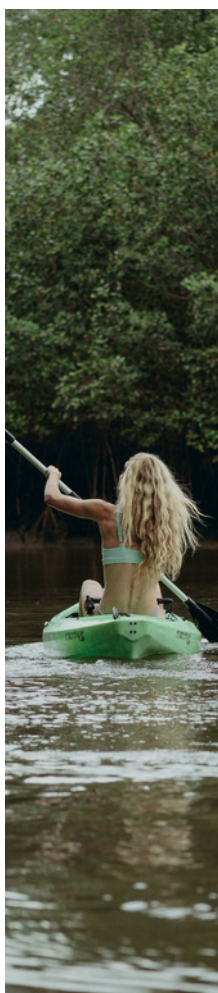
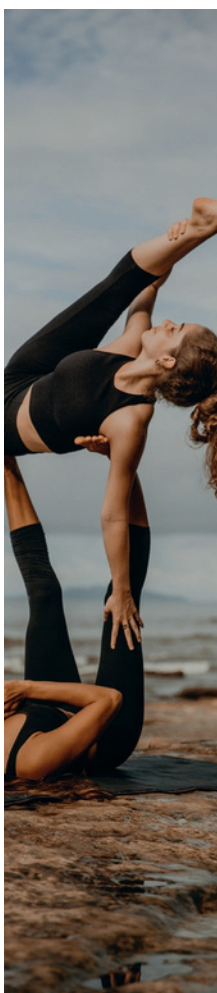
Wellness

Adventure

Conservation

Fine Dining

Music  
Festivals



# PANAMA

A stable & proven market for real estate investment.

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Foreign investors represent 25% of the residential market, according to INDESA data. Annually, they invest approximately \$800 million in Panamanian Real Estate.

#1 World's Best Destination for Retirement in 2025\*

\*Ramesch, Jess | Nov. 2024 | Best Place to Retire in 2025:  
The Annual Global Retirement Index | International Living | Nov. 2024

## 1. Why?

- Dollarized economy (USD)  
Global connectivity: Flights from 82+ cities  
Financial hub: 60+ international banks  
Regional economic leader

## 2. Residency in 30 Days

Secure residency remotely in just 30 days by investing at least \$300K in real estate with Panama's Golden Visa.

## 3. Privileged by Nature

• • •

- No Hurricanes
- No Earthquakes
- No Snow

## 4. Medical Services

Panama provides top-tier healthcare with modern facilities and internationally accredited hospitals, including Johns Hopkins affiliates.

## 5. Tax Incentives

- No Taxes on International Income.

## 6. Personal Income Tax

- Up to USD 11,000.....Tax Free
- USD 11,001 to USD 50,000 .....15%
- USD 50,001+.....25%

## 7. Property Tax (annually)

- USD 0 to USD 120,000..... 0%
- USD 120,001 to USD 700,000..... 0.5%
- USD 700,001+.....0.7%

## 8. Low Closing Costs

1% of Property Price.

## 9. Seamless Purchase Process