

Double island the dream island

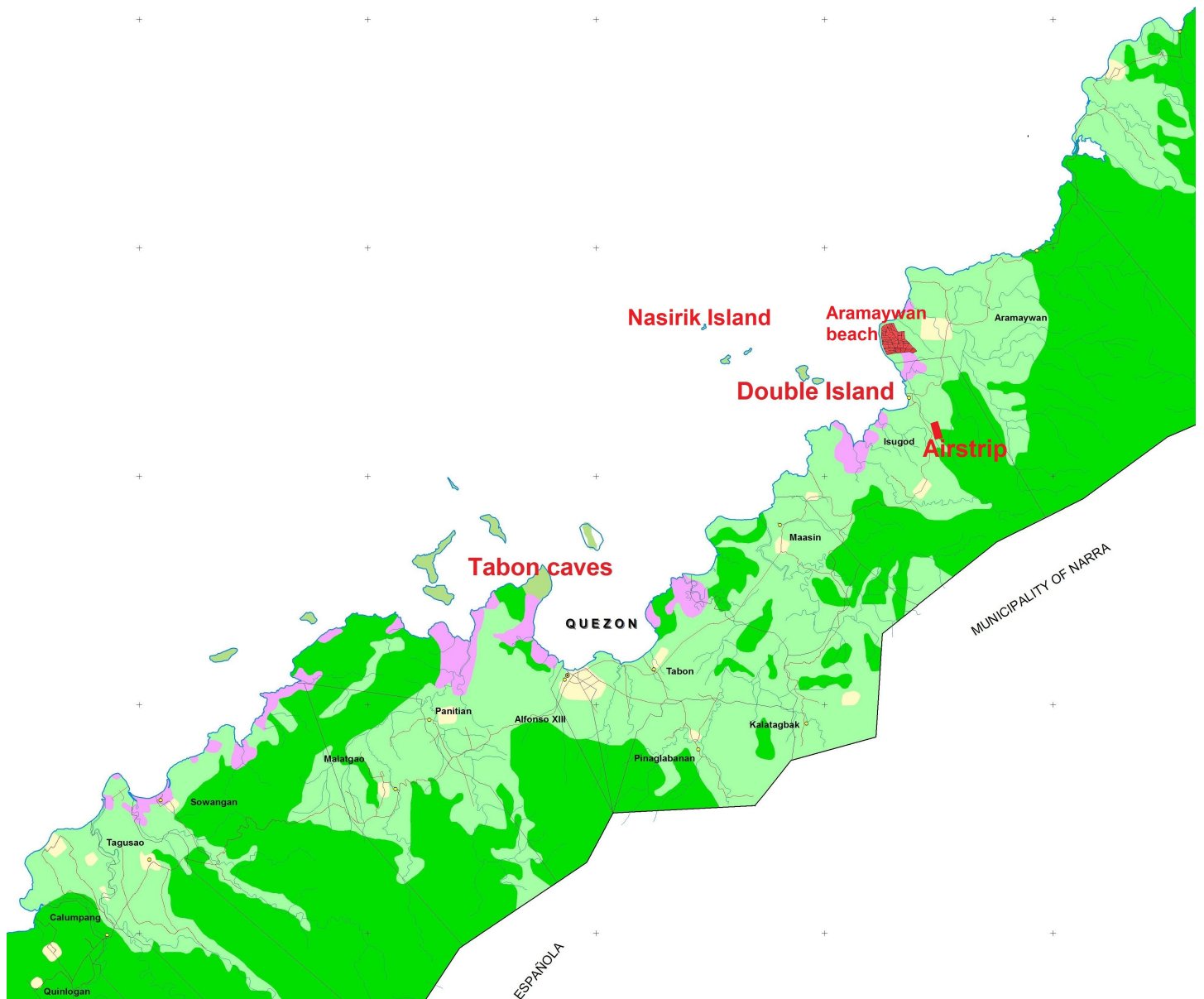


A titled tropical island with a pristine beach far of the pollution but easily accessible.



The two islands are located in Isugod, Quezon, Palawan. They are connected by a sand bar at low tide. The islands with their huge area (8.3 and 19.4 hectares) are big enough to host 1 or 2 resorts.

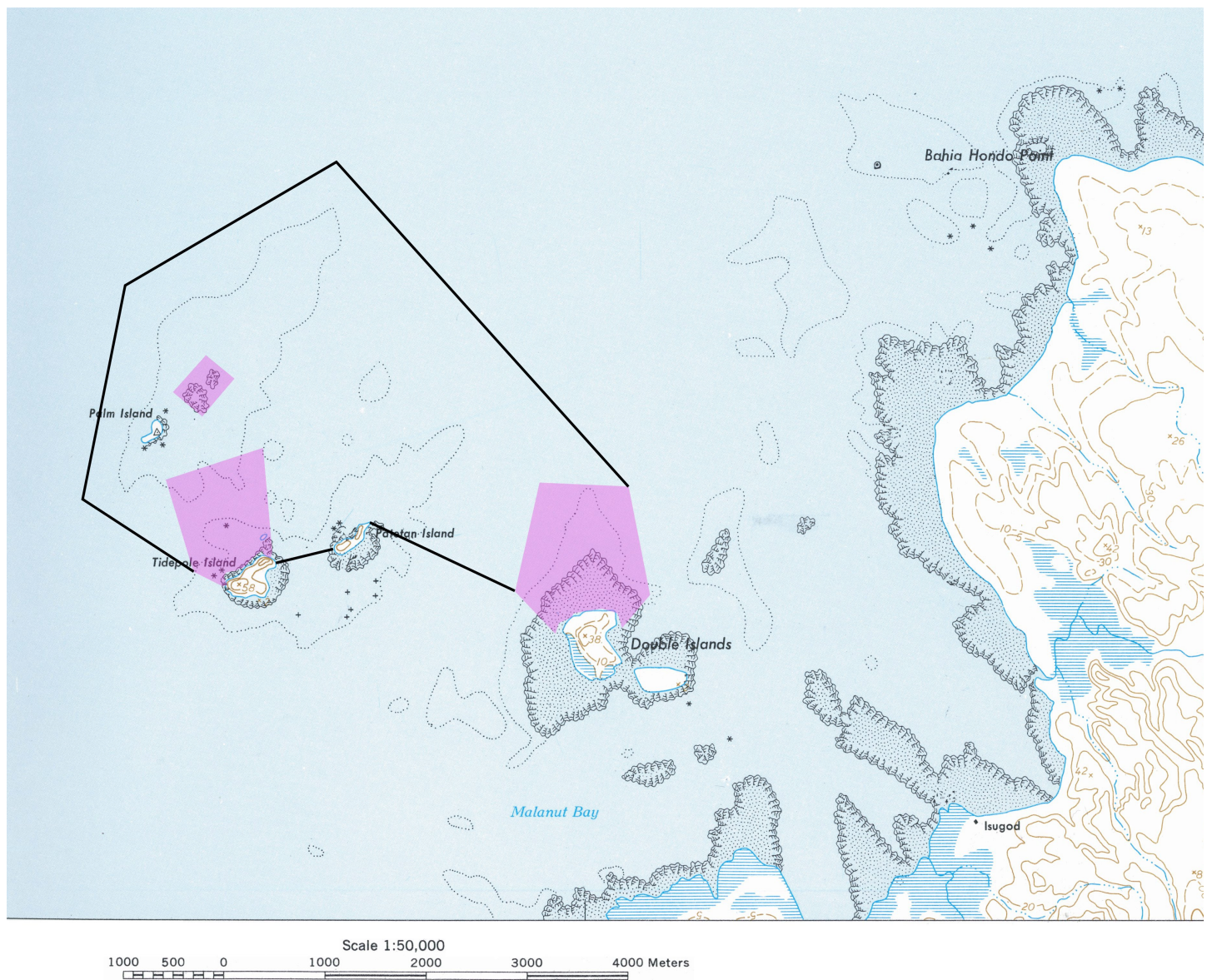
Double island is at 123 km by road from Puerto Princesa City center through Berong and Napsan (along the West Philippine sea) or 174 km thru Quezon poblacion (along the Sulu sea). Both roads are fully cemented highways.



Tabon Caves, the oldest or second oldest human settlement of the Philippines is located at only 19 km southwest of Double Island. A museum in the poblacion is dedicated to the Tabon Caves findings. The site is in process to be declared World Heritage Monument by the Unesco.

Double Island is located at only 3.5 km from the Balintang pier that is only 2 km away from an old airstrip. This airstrip is no more in use but the municipality and the province have defined a budget of 120M pesos to rebuild it as a “calamity airport” that could be used also for commercial needs.

The road through Berong and Napsan being fully cemented, the tourism will increase dramatically in Quezon as soon as the actual crisis will be over. The two factors that will drive visitors are Tabon Caves and Nasirik island. When resorts will be present in Double Island or the Aramaywan beach in the mainland, the price of the Double Island and of the Aramaywan beach will increase and could compete with San Vicente, El Nido and Sabang.



Nasirik Island, one of the most beautiful islands of the Philippines, is located just northwest of Double Island. The island and the other adjacent islands are surrounded by a live coral reef.

The area is protected as 3 fishes and a turtles sanctuaries exist already. There is a project to merge them and create a national park or maritime reservation.

Both, Nasirik Island and Double Island, have been the host of beauty contests and/or advertisement promoting the province of Palawan.

Internet links

- https://www.youtube.com/watch?v=ehHPPuHN_mg
- <https://www.youtube.com/watch?v=JDFrjHYvYe0&t=25s>
- <https://youtu.be/zPqz6i1mTPM>
- <https://www.youtube.com/watch?v=tusMXF2FvQo&t=25s>
- https://www.flickr.com/photos/palawan_island/albums
- <https://www.facebook.com/381320155719298/posts/1016529678865006/>

Small island description

Area : **82,766 m²**

71,432 m² with 3 **titles** owned by the George family and a brother-in-law.

11,334 m² of salvage area covered by a “tax declaration”

The island is flat, covered by roughly one thousand coconut trees and surrounded by a white sand beach accessible at both high tide and low tide.

The owner house (110 m² in Ipil and White nato wood) is located inside it.

Big island description

Area : **194,024 m²** (without the mangrove)

170,284 m² with 5 **titles** owned by the George family.

23,740 m² of salvage area covered by the “H.A. 045317-1676” applied to the DENR

80,000 m² of mangrove covered by the “FLA-045317-06” applied to the DENR

The north part of the island is a hill culminating at 18 meters high while the south part is flat and contains coconut trees. The south and southeast seashores of the island are covered by a white sand beach. The north and northeast sides are rocky with small beaches. The mangrove is located on the west side of the island (beside the fish sanctuary).

The houses of the caretaker and some fishermen are located inside it.

Aramaywan beach

The 141 hectares Aramaywan beach is located in the mainland in front of Double Island. It can be sold or developed jointly or independently of Double Island. Actually, the prices are much lower than the beach lots in San Vicente (more than 10,000 Pesos/m²) or El Nido (more than 20,000 Pesos/m²). Per reference, the BIR official zonal value of the seashore lots in Aramaywan is (400 Pesos/m²).

The municipality is in the final steps to define its “Comprehensive Land Use Plans” (CLUP). It is expected that this plan will declare Double Island and the Aramaywan beach as a municipal priority and will confirm its status as “commercial”. On that times, if not sold in between, the prices will be adjusted to lower the gap with the beach lots in Puerto Princesa and in the North of Palawan.