

# FOR SALE

## Magnolia



### ESSENTIALS

|            |                                            |
|------------|--------------------------------------------|
| PRICE      | – <b>US\$4,750,000</b>                     |
| LOCATION   | – <b>Harbin Alleyne Road,<br/>Barbados</b> |
| TYPE       | – <b>House</b>                             |
| ROOMS      | – <b>5 Bed / 6 Bath / 1 Powder</b>         |
| LAND AREA  | – <b>1.17 acres</b>                        |
| FLOOR AREA | – <b>8,000 sq. ft.</b>                     |
|            | – <b>Furnished</b>                         |

### OVERVIEW

Beautifully presented villa located in the prestigious Sandy Lane, Barbados and within walking distance to Hometown and the beach.

### WHAT WE LOVE

- Spacious, well maintained home
- Expansive pool and deck - perfect for entertaining
- Access to Sandy Lane Beach facility and the Caribbean Sea

Terra Luxury, Newton House, Battaleys, St. Peter BB 26094, Barbados - Tel: 1 622-2618.  
Toll free US and Canada: 1-844-333-8888

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### DESCRIPTION

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Magnolia, tropical landscaped gardens on the Sandy Lane Golf Course Barbados. The grand foyer leads to the large living and formal dining areas. This classic home boast high ceilings with decorative trim and opens through French doors onto a large covered patio, pool, jacuzzi and views of the Sandy Lane fairway. Two ensuite bedrooms on the ground level, and three en suite bedrooms are upstairs. Complete with access to the Sandy Lane home owner's Beach Facility. This home is beautiful with high quality finishes and fittings throughout. The kitchen is large with granite counter tops and pickled cabinets.

### FEATURES & AMENITIES

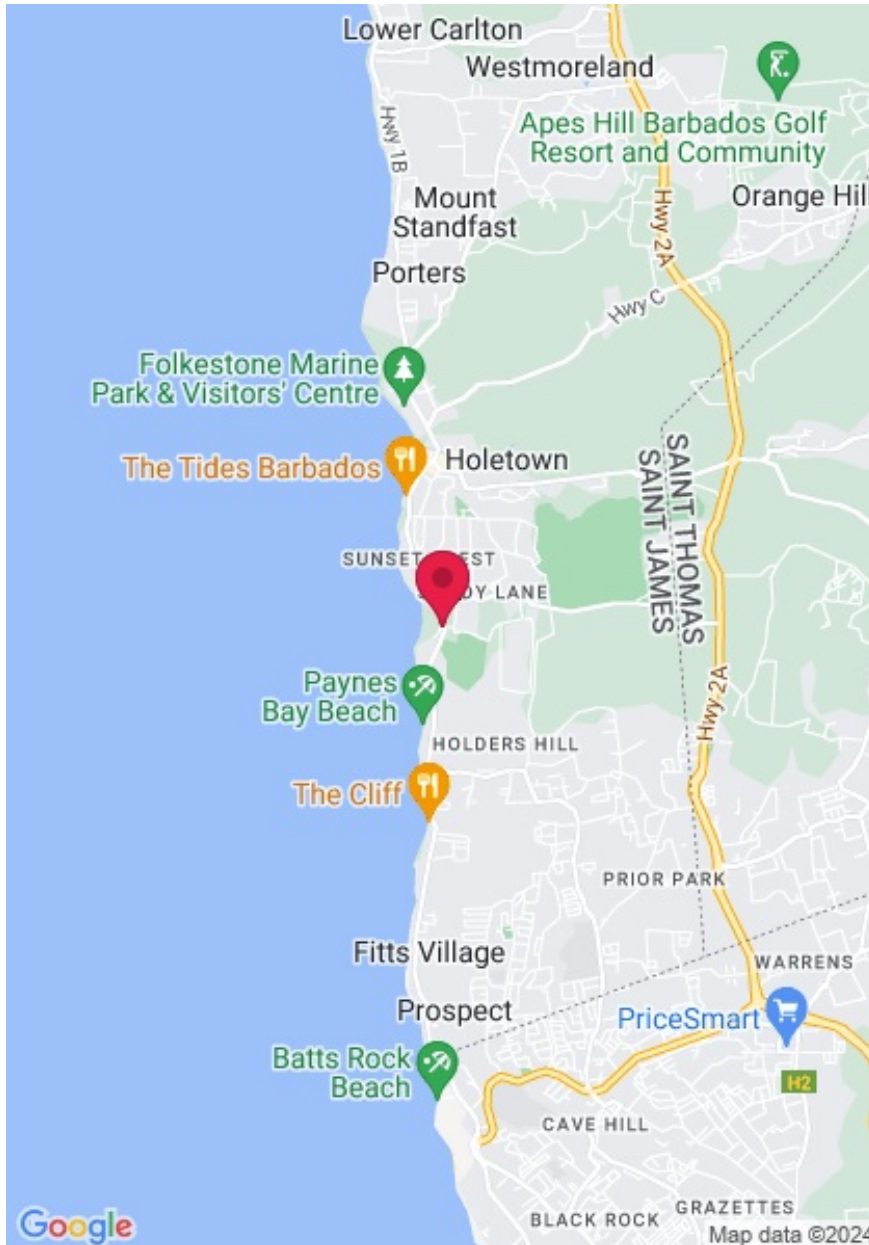
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- |                             |                    |
|-----------------------------|--------------------|
| • Stove                     | • Home Office      |
| • Dish Washer               | • Pool             |
| • Washing Machine           | • AC Split         |
| • Sandy Lane                | • Ceiling Fans     |
| • Modern Kitchen            | • Fenced           |
| • Oven                      | • Golf Community   |
| • Mosquito Screens          | • Water Tank       |
| • Dryer                     | • Walk-In Closet   |
| • West Coast                | • Open Plan design |
| • A/C                       | • Electric Gates   |
| • Refrigerator              | • Near Beach       |
| • Walking Distance to Beach | • Burglar Bars     |

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### MAP



### WITHIN 5 MINUTES OF...

#### Barbados Best Beaches

- 0.2 km Sandy Lane Bay
- 0.9 km Payne's Bay
- 0.9 km Paynes Bay Beach
- 2.4 km Heron Bay
- 3.6 km Alleyne's Bay
- 4.2 km Batts Rock Bay

#### Golf

- 2.1 km Sandy Lane Golf Course - Club House

#### Museums and Historical Sights

- 2.1 km Folkestone Marine Park and Museum

#### Nightlife

- 1.6 km Jamestown
- 1.6 km Red Door

#### Outdoor Farmers Markets

- 1.1 km Holders House

#### Polo

- 1.1 km Holders Hill Polo Field

#### Restaurant

- 1.5 km Pepenero
- 1.7 km QP Bistro
- 2.2 km Horny Ram Pub

#### Restaurants

- 0.1 km Sandy Lane County Club
- 0.2 km Bajan Blue (Sandy Lane)
- 0.2 km L'Acajou (Sandy Lane)
- 1.2 km The Beach House
- 1.3 km The Tides
- 1.3 km Positano
- 1.4 km Zaccios
- 1.5 km Fusion Rooftop (Limegrove)
- 1.5 km Lemongrass (Limegrove)
- 1.5 km First Street, Holetown
- 1.5 km Nishi
- 1.6 km Second Street, Holetown
- 1.6 km Sitar
- 1.8 km The Cliff
- 1.8 km Positano
- 1.9 km Coast Beach Bar
- 2.1 km The Mews
- 2.3 km Coral Reef Club
- 3.2 km Palm Terrace @ Royal Pavilion
- 3.6 km Lone Star
- 3.7 km Cala Roca

#### School

- 4.3 km The University of the West

Indies

### **Shopping**

- 0.2 km The Shops, Sandy Lane Hotel
- 0.6 km Sunset Crest Shopping Mall
- 1.2 km The Gourmet Shop
- 1.3 km Chattel Village
- 1.3 km West Mall Shopping Centre
- 1.5 km Limegrove Lifestyle Centre
- 1.5 km Singapura, Limegrove
- 1.5 km Wine World Inc., Holetown
- 3.3 km The Shops of Fairmont Royal Pavilion

### **Supermarkets**

- 1.3 km Massy Complex, Holetown
- 3.0 km Jordans Supermarket, Fitts Village
- 3.3 km Cost-U-Less - Welches
- 3.4 km Imart Convenience Store & Pharmacy - Welches

### **Tennis**

- 1.2 km West Side Tennis Centre

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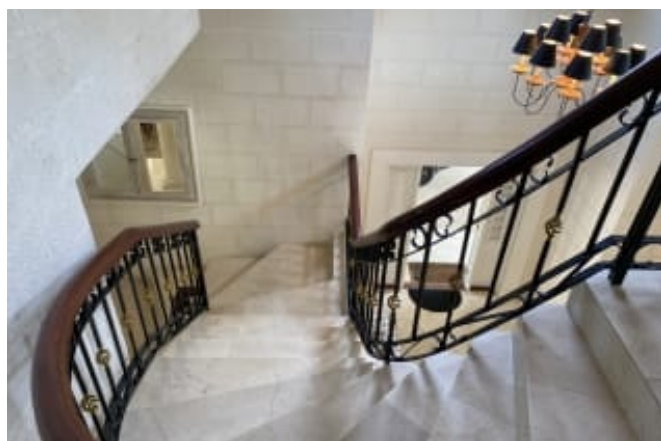
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