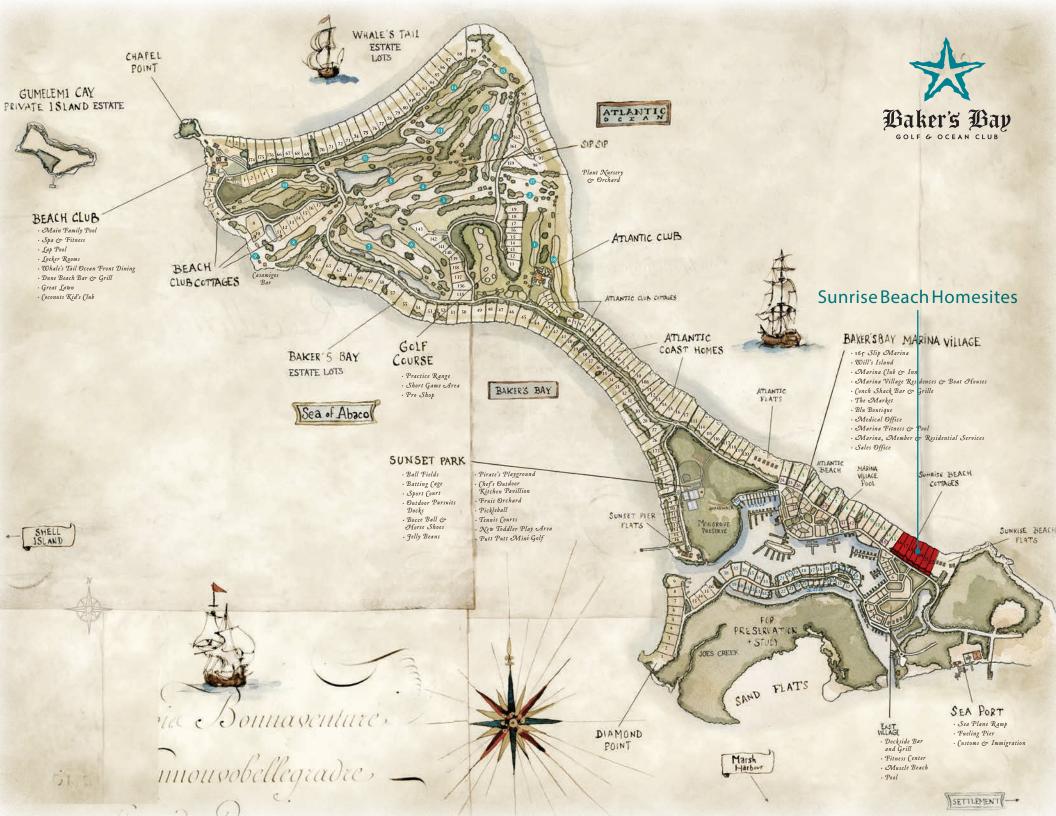


Sunrise Beach Homesites 20 & 21

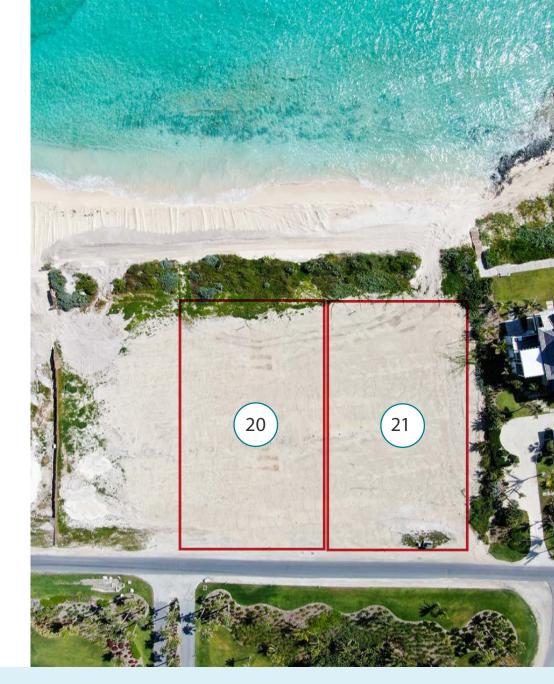




Seven beachfront properties comprise the Sunrise Beach Homesites within the East Village neighborhood, Baker's Bay final real estate release.

Stretching north to south along sandy Atlantic Ocean beachfront, these homeowners will enjoy the privacy of a beachfront estate with close proximity to future outdoor pursuits programming, the Bonefish Bar and Grill, and Marina Village amenities.

	Land Area	Ocean Frontage
Homesite #20	.98 acre	110'
Homesite #21	.98 acre	110'
Views	Beach / Atlantic Ocean	





Cost Breakdown

Sunrise Beach Homesite \$	6,500,000
VAT on Sales Price (5%)	\$325,000
Club Membership Initiation	\$250,000
Total Initial Costs	7,075,000
2023 Club Dues (prorated)	\$76,500
2023 Homeowners' Association Dues (prorated)	\$36,500
2023 Total Annual Costs	\$113,000





Baker's Bay Golf & Ocean Club Great Guana Cay, The Abacos, The Bahamas

For more information on specific listings, home packages, or club membership, please contact the Baker's Bay sales office.

Email: info@bakersbayclub.com | bakersbayclub.com