“Pie’s Hideaway” | Marina Village Flat

Baker’s Bay
GOLF & OCEAN CLUB

Baker's Bay
GOLF & OCEAN CLUB
GUMELEMI CAY
PRIVATE ISLAND ESTATE
CHAPEL POINT
SPA COTTAGES
SPA BUNGALOWS
WHALE'S TAIL ESTATE LOTS
ATLANTIC OCEAN
SIP SIP
Plant Nursery & Orchard
ATLANTIC CLUB COTTAGES (PHASE 2)
ATLANTIC CLUB
· Dining Pavilion
· Bunker's Bar
ATLANTIC CLUB COTTAGES
BEACH CLUB
· Main Family Pool
· Spa & Fitness
· Lap Pool
· Locker Rooms
· Whale's Tail Ocean Front Dining
· Palapa Beach Bar & Grill
· Great Lawn
· Coconuts Kid's Club
- Kid's Diner
- Theater
- Game Room
- Marine Science Classroom
BEACH CLUB COTTAGES
Casamigos Bar
BAKER'S BAY ESTATE LOTS
GOLF COURSE
· Practice Range
· Short Game Area
· Pro Shop
Sea of Abaco
BAKER'S BAY
ATLANTIC COAST HOMES
PHASE 2 ATLANTIC COAST HOMES
"Pie's Hideaway" Flat
BAKER'S BAY MARINA VILLAGE
· 165 Slip Marina
· Marina Club & Inn
· Marina Village Residences & Boat Houses
· Conch Shack Bar & Grille
· The Market & Post Office
· Blu Boutique & Other Shops
· Medical Office
· Marina Fitness & Pool
· Marina, Member & Residential Services
· Sales Office
SUNSET PARK
· Ball Fields
· Batting Cage
· Sport Court
· Outdoor Pursuits Docks
· Bocce Ball & Horse Shoes
· Ropes Course
· Jelly Beans
· Pirate's Playground
· Hydroponic Garden
· Chefs Outdoor Kitchen Pavillion
· Fruit Orchard
· Pickle Ball
· Tennis Courts
· Trampolines
· Climbing Wall
· New Toddler Play Area
· Putt Putt Mini Golf
ATLANTIC BEACH
MARINA VILLAGE POOL
SUNRISE BEACH COTTAGES
EAST VILLAGE
· Dockside Bar and Grill
· Fitness Center
· Pool
· Ziplines
· Waterslide
SUNRISE BEACH FLATS
SUNSET PIER FLATS
BOARDWALK
MANGROVE PRESERVE
FCP PRESERVATION + STUDY
JOES CREEK
SAND FLATS
Fitness Center
SEA PORT
· Sea Plane Docks & Ramp
· Fueling Pier
· Customs & Immigration
DIAMOND POINT
Marsh Harbour
SETTLEMENT
SHELL ISLAND
Notes
Baker's Bay
GOLF & OCEAN CLUB
GREAT GUANA CAY
ABACO, THE BAHAMAS
TEL (954) 256-9561
WWW.BAKERSBAYCLUB.COM

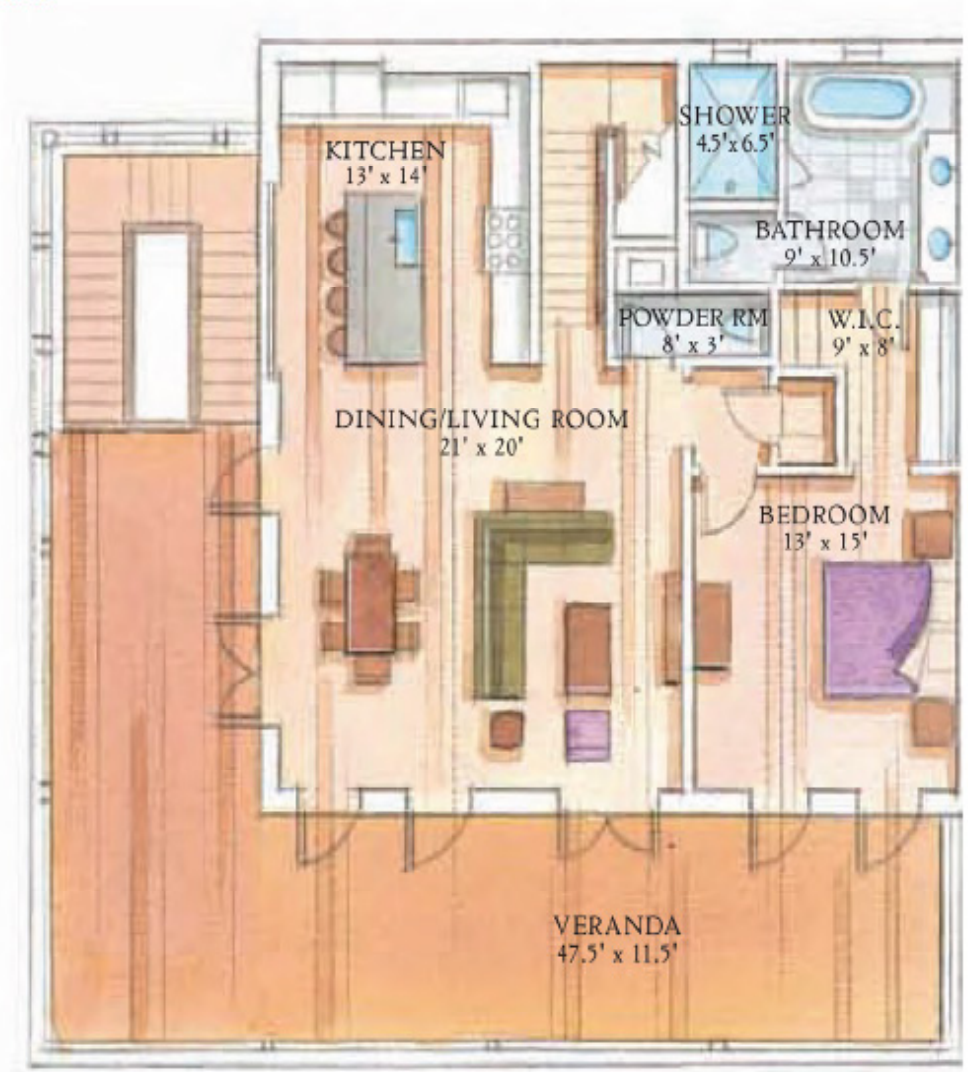
“Pie’s Hideaway” is located within the vibrant Marina Village. This beautiful flat offers wonderful views over Baker’s Bay Marina, the Sea of Abaco, and Atlantic Ocean. The Flat is ideally located just steps away from the Market restaurant, fitness center, Conch Shack, and marina docks. A welcoming wraparound porch encompasses this charming two bedroom, two and one half bath home. The living space and master suite are located on the first floor and a expansive guest room on the second floor, ideal for privacy.

Bed/Bath	2/2.5
A/C SQ	2,269sf
Porches/Balconies	1,025sf
Total	3,294sf
Views	Marina Village Atlantic Ocean, Sunset

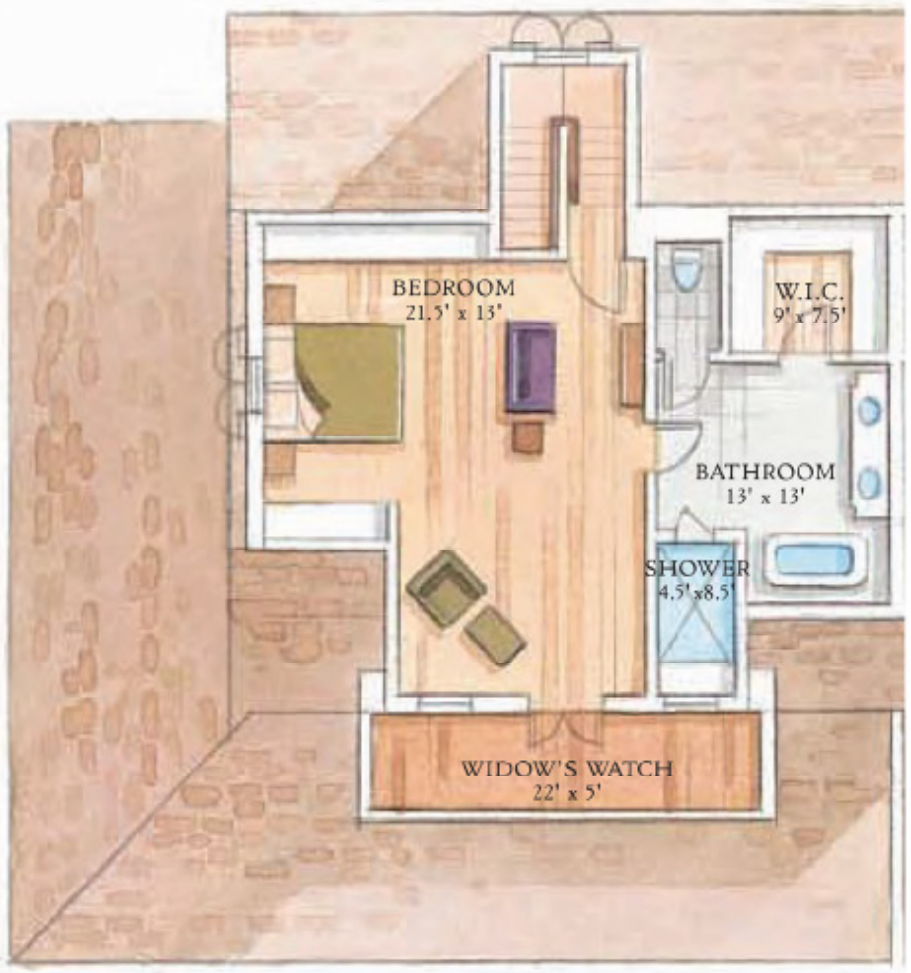
“Pie’s Hideaway”

FLOOR PLAN

1



2



First Floor

Air Conditioned: 1,314sf

Covered Porches/Terrace: 910sf

Total sqft: 2,224sf

Second Floor

Air Conditioned: 955sf

Covered Porches/Terrace: 115sf

Total sqft: 1,070sf

Cost Breakdown

"Pie's Hideaway" Flat	$5,000,000
VAT on Sales Price (5%)	$250,000
Attorney Fee (0.5% of Purchase Price)	$25,000
VAT on Attorney Fee (10%)	$2,500
Club Membership Deposit (70% equity)	$750,000
Total Initial Costs	$6,027,500

Proposed 2026 Club Dues (prorated)	$95,400
Proposed 2026 Condo Association Dues	$45,000
Proposed 2026 HOA Dues (prorated)	$43,260
Proposed 2026 Total Annual Costs	$183,660*

*ANNUAL DUES SUBJECT TO 10% VAT

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