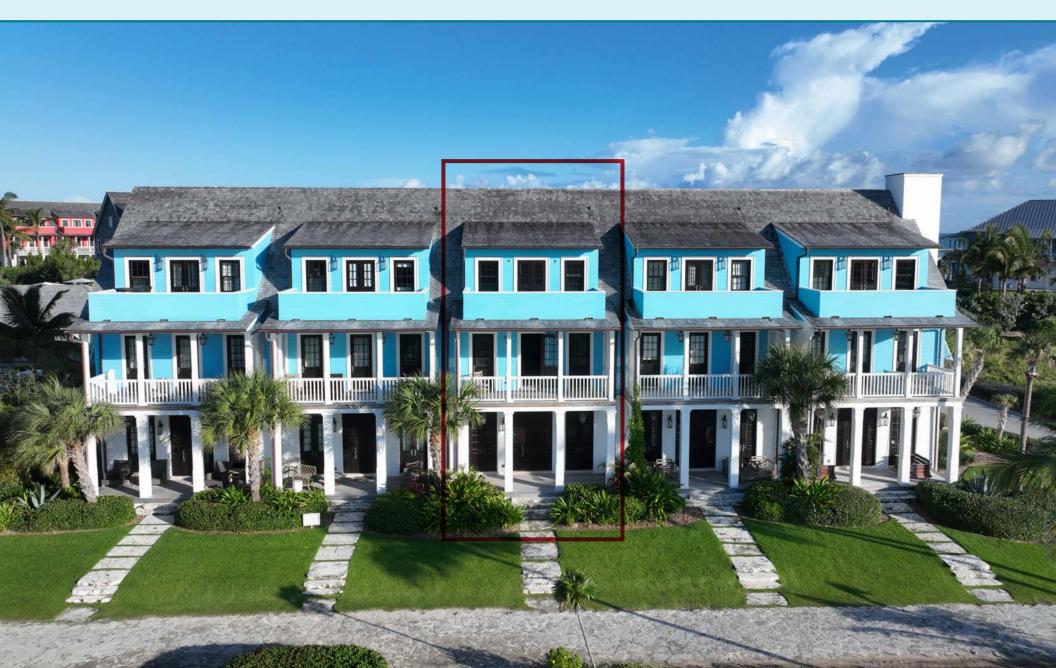


Queen Bee Townhome





Queen Bee Townhome is a former 4 bedroom, 4.5 bathroom, 3,100 SF, 3-story townhome that has been completely remediated post hurricane. The home is a blank canvas for a remodel and has various options to redesign the expansive areas on both the second and third levels. The home is located in the Marina Village and is just a few steps away from the Marina Village pool as well as the Market and Conch Shack restaurants. Both the East Village Amenities and the Beach Club are short golf cart drive away.

Size 3,100 SF

Bedrooms 4

Bathrooms 4.5

Views Marin, Mangrove Perserve



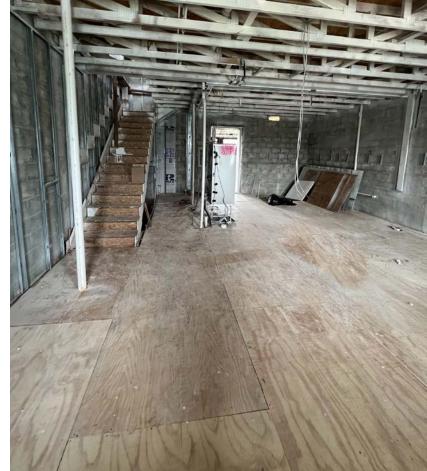
Cost Breakdown

Queen Bee Townhome	\$3,200,000
VAT on Sales Price (5%)	\$160,000
Attorney Fee (0.5% of Purchase Price)	\$16,000
VAT on Attorney Fee (10%)	\$1,600
Club Membership Deposit (80% equity)	\$250,000
Total Initial Costs	\$3,627,600
Total Initial Costs 2022 Condo Association Dues (prorated)	\$3,627,600 \$50,000
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2022 Condo Association Dues (prorated)	\$50,000











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