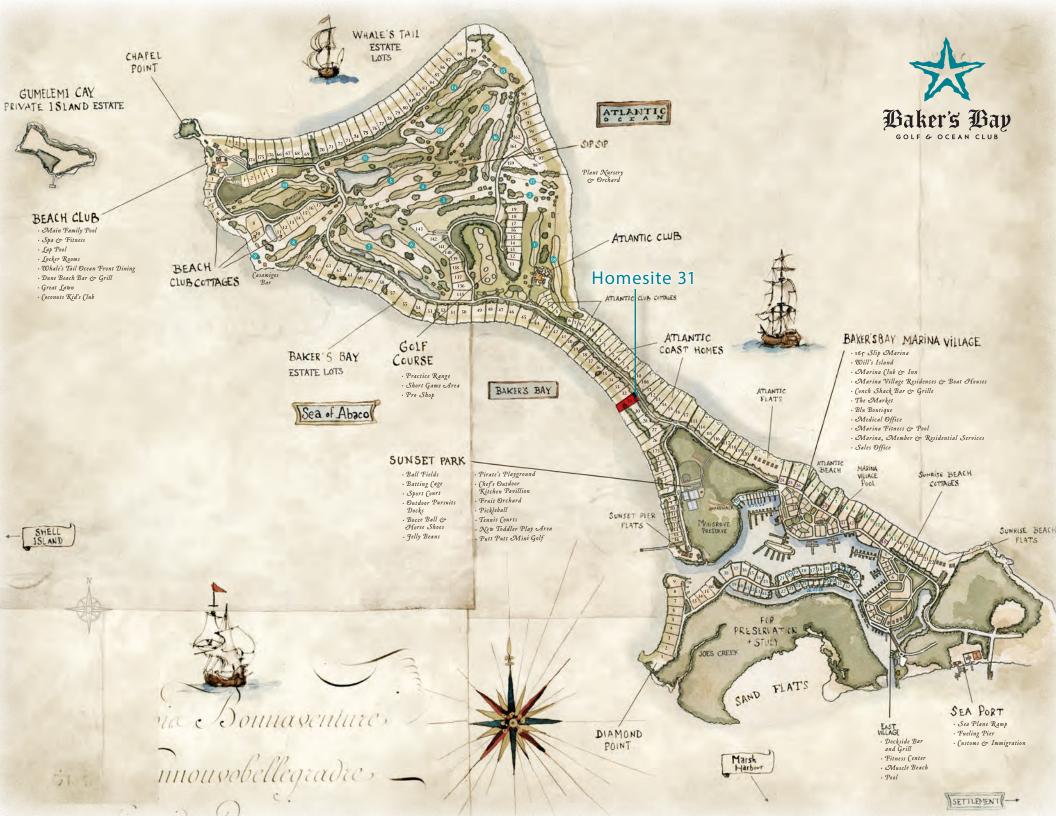


Sea of Abaco Homesite 31





Located along the stunning Sea of Abaco, this 39,931 sf home-site is a rare opportunity create your own idyllic island escape. With 114' of beach frontage, the home-site allows for unlimited custom home configurations. This home-site's central position, is ideal for adults and kids alike, just steps from the kid-friendly amenities at Sunset Park or a few minutes golf cart ride to either the Marina Village, Practice Facility, or Beach Club.

Land Area 39,931 sf | 0.92 acres

Beach Frontage 114'

Depth of Lot 315'

Views Sea of Abaco | Sunset





Cost Breakdown

Sea of Abaco Homesite 31	\$8,500,000
VAT on Sales Price (5%)	\$425,000
Attorney Fee (0.5% of Purchase Price)	\$42,500
VAT on Attorney Fee (10%)	\$4,250
Club Membership Initiation	\$250,000
Total Initial Costs	\$9,221,750
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