



## Luxury 5 Bed Villa For Sale In Marina Martinique Jeffreysbay South



### Agenten-Info

Name:	Niall Madden
Name der Firma:	Esales Property Limited
Land:	Vereinigtes Königreich
Erfahrung seit:	2002
Art der Dienstleistung:	Immobilien verkaufen
Spezialgebiete:	
Art der Immobilie:	Wohnungen
Telefon:	
Sprachen:	English
Webseite:	<a href="https://esalesinternational.com">https://esalesinternational.com</a>

### Anzeigen-Details

Immobilie für:	Kaufen
Preis:	USD 996,453.18

#### Standort

Land:	Südafrika
Staat/Region/Provinz:	Ostkap
Stadt:	Jeffreys Bay
Adresse:	Marina Martinique
Postleitzahl:	6332
Veröffentlicht:	28.07.2023
Beschreibung:	Luxury 5 Bed Villa For Sale In Marina Martinique Jeffreysbay South Africa

Esales Property ID: es5553758

#### Property Location

Marina Martinique  
Jeffreys Bay  
Eastern Cape  
South Africa

Price in Rand 20 Million ZAR

#### Property Details



With its glorious natural scenery, excellent climate, welcoming culture and excellent standards of living, South Africa is quickly gaining a reputation as one of the most desirable places across the world to live or visit. On offer here is a chance to make a smart financial investment in this magnificent part of the world.

This spectacular two-level 5 bed 5 bath house has been kept in immaculate condition by the current owners and includes so many unique design features that it makes the place feel like another world of luxury.

Driving into the property you are met with a big paved driveway leading to the main entrance with parking space for ten or more cars. On both sides of the main entrance, you will find 6 spacious garages fitted with automated wooden garage doors, all tiled floors with ample built-in cupboard storage space. In the front of the driveway, you will find a big communal green area, with a big lawn.

Entering the residence you are met with open plan dining room with a dining table that can sit ten people, stairs with stainless steel balustrades and glass leading to the upstairs and an entertainment area leading to the open-plan kitchen with a separate scullery and pantry, fitted with cupboard from top to bottom with an automated ice machine. The kitchen is fitted with island, SMEG appliances and granite tops throughout the house.

In the entertainment area you will find leather couches, built in stainless gas and wood braai fitted with lights and electrical rotisserie.

Walking through the aluminium stacker doors you are met with the view of the canals with a built in boma with fire place to entertain friends and family next to the water with private docking space for your boat should you desire.

The house offers the following:

Five spacious bedrooms

Five bathrooms

Study

Gym area

Walk in safe

Top entertainment room furnished with pool table, fridge, television leading out to under roof jacuzzi, overlooking the canals with a day bed on the balcony.

Airconditioning throughout the house

Granite tops throughout

All floors tiled

8 television sets

Fully furnished

High ceilings

This spacious family home was designed with comfort and entertainment in mind with no cost saved on construction and finishings.

A must-see!!!!



As well as being a luxurious, comfortable and spacious and place to stay, this place has limitless potential as holiday rental home due to its spectacular location, Marina Martinique, in Jeffreys Bay, which has become famously known as one of the top destinations for water surfers across the world.

The numerous patio areas offer endless space to relax on a deckchair reading a book and sipping on something cold or taking an afternoon nap. There is no doubt that this house makes an art of downtime, with everything being geared towards leisure and entertainment.

Marina Martinique is situated on the coastal plain between Jeffreys Bay and Aston Bay in the Eastern Cape, South Africa. With Jeffreys Bay a surfing mecca and Aston Bay a long-time holiday favourite, Marina Martinique is a truly magical place to live – a constant reminder of just how beautiful life can be.

Whether strolling along the unspoilt white beaches, cruising the blue canals, dining el fresco at the water's edge, swimming, fishing or kayaking, the Marina offer residents every possible leisure activity. Yet, the marina is only 80 kilometers from the international airport in Port Elizabeth.

The marina, with its 5 kms of meandering waterways, quaint bridges and Cape Caribbean style homes, is both peaceful and safe to live in. It is protected by well-trained security guards, backed up by modern security systems.

With a host of marine life, abundant birdlife, Bushbuck, Blue Duiker and numerous small animals roaming freely, it is a place for children to bloom and grow in a safe and nurturing environment.

The marina covers 85 hectares. Construction started in 1990 and today the estate comprises 384 residential stands and 475 group development units. The area covered by water is 228,500 m<sup>2</sup> with a volume of 406,100 m<sup>3</sup>. Boats may be launched at any of the 36 slipways dotted around the estate.

With the marina on average about 3 m above sea level, fresh seawater is pumped in via 11 seawater inlets and eventually overflows back into the sea. The water quality is carefully monitored to endorse Marina Martinique's reputation as a premier competitive swimming venue. It is in the process of registering for Blue Flag status.

At Marina Martinique we value our fauna and flora as well as our unique marine ecosystem. We promote the protection and conservation of our ecosystem through awareness programs and education activities. Conservation of our plant, marine and wildlife resources are governed by an Environmental Policy.

The challenges of managing and running an estate of this size and complexity are many, but thanks to the commitment and hard work of a Board of Directors, a dedicated Estate Manager, supported by skilled and devoted staff, the marina continues to develop and improve.

## ABOUT THE AREA

Jeffrey's Bay, less than an hour drive from Port Elizabeth towards the Garden Route, its a surfer's haven on the Sunshine Coast in the Eastern Cape. J Bay is more than just a surf town, it is welcoming and friendly to everyone looking to have a great time. Jeffreys Bay was once a port for coasters and received



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its name from the nineteenth century trader J.A. Jeffrey.

It is the world's greatest right hand point break. Nothing can compare. When a deep south swell meets up with a 10-knot southwest wind and a medium to low tide, the result is perfection. A pure line of ocean energy that can be ridden for over a mile.

Jeffreys Bay's wave season runs from June to August, but good waves can be had as early as April or as late as September. So don't forget to bring your board, but remember that this is South Africa's winter so pack a good wetsuit as well.

South Africa's premier wave is at Supertubes, which for 10 days each July hosts the Surf Pro, a World Championship Tour event. At this time of the year the waves are an awesome Hawaiian size one-to-three meters high, placing them among the top ten swells anywhere on the planet.

Other surf spots in J'Bay include Tubes further down near The Point, Albatross, Boneyards, Magnatubes, Kitchen Window and Main Beach. Best of all, you don't need to bring anything as there are a full range of surfing services from a surfing school to equipment hire and specialist shops.

Beach Life, If all you want is relaxation then head for Dolphin Beach, a stretch of sand and surf awarded international Blue Flag status – an eco-grading given to beaches or marinas that meet the highest safety and environmental standards. Here there are always fully equipped lifeguards on duty, making it a place where the family can spend a glorious day in the sun. JBay has miles and miles of unspoiled beaches, so choose your own little private spot and enjoy. For those opting for a drier outing there's activities like tandem skydiving, sand boarding, whale and dolphin watching, ocean diving, kiting and quad biking.

## MAiN FEATURES:

- 720m<sup>2</sup> of living space luxury fittings
- 2000m<sup>2</sup> plot
- 5 Bedrooms
- 5 Bathrooms
- Private Parking 6 Garages
- Patio Area
- Stunning Views
- Close to essential amenities like such as supermarkets and pharmacies
- Close to many excellent bars and restaurants
- Great base from which to discover other fantastic areas of South Africa
- Many excellent sports facilities, walking and cycling areas nearby
- Rental Potential through Airbnb and Booking.com

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## Allgemein

Schlafzimmer:	5
Badezimmer:	5
Fertige m <sup>2</sup> :	720 m <sup>2</sup>



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## Gebäudedetails

Anzahl der Garagen: 6

## Mietdetails

Möbliert: Ja

## Mietbedingungen

Verfügbar ab:

## Zusätzliche Informationen

URL der virtuellen Tour: [https://www.youtube.com/embed/sLbx\\_teFBvc?version=3&rel=1&showsearch=0&showinfo=1&iv\\_load\\_policy=1&fs=1&hl=en-GB&autoplay=2&wmode=transparent](https://www.youtube.com/embed/sLbx_teFBvc?version=3&rel=1&showsearch=0&showinfo=1&iv_load_policy=1&fs=1&hl=en-GB&autoplay=2&wmode=transparent)

## Kontaktinformation

IMLIX ID: IX4.693.247

