



## Plot of Land for sale on Little Exuma, Bahamas, Caribbean islands



### Information de l'agent

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Expérience since:	2002
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Specialties:	
Property Type:	Apartments
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Languages:	English
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### Détails de l'annonce

Propriété à:	Vendre
Prix:	USD 46,795.68

#### Location

Pays:	Bahamas
Adresse:	Queen's Highway, Moriah Harbour
Soumis:	03/10/2024

#### Description:

Plot of Land for sale on Little Exuma, Bahamas, Caribbean islands

Esales Property Id : es5554208

Little Exuma,

Bahamas,

Caribbean islands

### PROPERTY OVERVIEW

Unveiling Your Private Paradise: Beachfront Development Land Awaits on Little Exuma Island

Calling all visionaries, sun-seekers, and those with a penchant for island life! An extraordinary opportunity awaits on the captivating shores of Little Exuma Island in the Bahamas. This beachfront development land, nestled amidst the pristine beauty of Beach Plot – Lot 580 Bahama Island Beach #2,



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presents a blank canvas for crafting your island dream. Whether you envision a luxurious private residence, a boutique resort capitalizing on the thriving tourism industry, or a collection of income-generating vacation rentals, this exceptional property offers the potential to turn your vision into reality.

## Island Bliss: Unveiling the Enchantment of Little Exuma

Little Exuma, a haven embraced by turquoise waters and soft sand beaches, is a true gem in the Exumas chain. Imagine crystal-clear waters teeming with marine life, inviting you to explore vibrant coral reefs or indulge in world-class snorkeling and diving adventures. Pristine beaches beckon for barefoot walks along the shore, while swaying palm trees provide a welcome shade on hot summer days. The island itself exudes a peaceful charm, far removed from the frenetic pace of everyday life. Here, time slows down, allowing you to reconnect with nature and embrace the tranquility of island living.

## Strategic Location: Unveiling Accessibility and Convenience

The property's strategic location on Beach Plot – Lot 580 Bahama Island Beach #2 further enhances its appeal. Situated approximately 4 miles east of the ferry in Little Exuma and 3 miles west of Williams Town, it offers convenient access to essential amenities and island adventures. For those seeking a wider range of options, Georgetown on Great Exuma lies roughly 12 miles away, providing a broader selection of shops, restaurants, and entertainment options. The close proximity to the Queen's Highway ensures easy navigation throughout the island, allowing you to explore hidden coves, discover charming villages, and experience the diverse offerings of Little Exuma and Great Exuma.

## A Development Oasis: Unveiling the Potential

This exceptional beachfront development land boasts a generous size of 1011 square meters, offering ample space to bring your vision to life. Currently, the Bahama Island Beach Section #2 subdivision is less than 5% developed, presenting a unique opportunity to be a part of this nascent community. Existing buildings in the area range from 10 to 40 years old, showcasing a blend of established properties and room for growth. Surfaced crushed rock roads and existing utilities provide a strong foundation for development, streamlining the process of creating your dream island haven. The surrounding properties are predominantly well-kept, ensuring a harmonious and aesthetically pleasing environment for your future project.

## Unleashing the Potential: Envisioning Your Dream

With this beachfront development land as your canvas, the possibilities are endless. Imagine constructing a luxurious private residence, designed to capture the breathtaking ocean views and provide a sanctuary for relaxation and rejuvenation. Picture expansive windows framing the turquoise waters, a spacious deck perfect for soaking up the warm Bahamian sun, and an infinity pool creating a seamless connection between the property and the endless horizon.

For the entrepreneur, this beachfront property presents a lucrative opportunity to capitalize on the booming tourism industry in the Bahamas. Envision a collection of tastefully designed vacation rentals, catering to discerning travelers seeking an unforgettable island experience. Imagine charming cottages



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nestled amidst lush greenery, offering guests a private haven to explore the island's wonders. With meticulous planning and an emphasis on personalized service and luxurious amenities, this development has the potential to become a thriving business venture.

## Beyond the Property: Exploring the Allure of Little Exuma

While the beachfront property itself offers undeniable allure, the surrounding island beckons exploration. Venture beyond your doorstep and discover the captivating beauty of Little Exuma. Williams Town, situated nearby, offers a taste of local life, with a primary school and a selection of restaurants. For a wider variety of shops, grocery stores, and gas stations, a trip to Georgetown on Great Exuma is a breeze. Explore the vibrant markets, indulge in fresh seafood at waterfront restaurants, or lose yourself in the charming atmosphere of local shops.

The island itself is a treasure trove of natural wonders. Charter a boat and explore secluded coves, hidden beaches, and uninhabited islands. For the adventurous, kayak through mangrove forests teeming with birdlife, or embark on a guided hike through lush inland trails. Little Exuma is a paradise for water sports enthusiasts, offering world-class snorkeling, diving, fishing, and bonefishing adventures. Imagine days spent exploring vibrant coral reefs, coming face-to-face with colorful marine life, or casting a line and battling for dominance with a prized catch.

## ABOUT THE AREA

More than 300 islands and cays scattered across the central Bahamas, the Exumas are renowned for blissfully isolated beaches, world-class diving, and serene resorts that effortlessly dissolve anyone's troubles away. There's Great Exuma and Little Exuma, wonderful in their own right, and then there's the stunning Exuma Cays: a string of mostly uninhabited ocean outposts surrounded by blooming reefs and astonishing ecological bounty. The jewel in that crown is the Exuma Cays Land and Sea Park, a huge expanse of islands, water and reef founded as the world's first land-and-sea reserve in 1958.

Dry land, especially that of Great and Little Exuma, supports historic ruins, lively settlements, blissful beaches and some exceptional hotels, resorts and restaurants. Whether you visit just the principal islands, sail through the gorgeous reef-fringed Cays, or are lucky enough to combine the two, your time in the Exumas will be a highlight of your Bahamian adventure.

## Main Features

- \* 1011 m<sup>2</sup> of land for development
- \* Excellent location close to many amenities
- \* Stunning views.
- \* Huge Potential in the rental market if developed.

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## Commun

Pied carré fini: 1101 m<sup>2</sup>



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Dimesions du lot: 1101 m<sup>2</sup>

## **Lease terms**

Date Available:

## **Contact information**

IMLIX ID: IX6.158.572

