



## DUPLEX WITH PRIVATE POOL 5 MINUTES FROM THE SEA IN TROU AUX BICHES - MAURITIUS



### Informações do Revendedor

Name:	ArKadia
Nome da	
Empresa:	
País:	Reino Unido
Telefone:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Detalhes do anúncio

Imóveis para:	Venda
Preço:	USD 22,828,197.04

### Localização

Country:	Maurício
Adicionado:	15/08/2025

#### Informação adicional:

Reference: MU1128DXTSTAB Accessibility: Accessible to Mauritians and foreigners Location: Trou aux Biches – Mauritius Project: Accessible to non citizen also Status: Off plan - Completion end of 2027 Type: Penthouse & Duplex Residence Availability: 4-bedroom duplexes & 2-bedroom penthouses Description: 4-bedroom duplexes measuring 238m<sup>2</sup>, including a 24.5m<sup>2</sup> private terrace. Ground floor: Living & dining room, fitted kitchen, laundry room, hallway, 1 ensuite guest bedroom, terrace 1st floor: 1 master bedroom ensuite with dressing room, 2 ensuite bedrooms, terrace, hallway, balcony Air conditioning included: - 1 air conditioner in each bedroom - 1 air conditioner in the living room Private garden and pool 2 private parking spaces Residence: Common swimming pool Landscaped gardens Elevator Parking Guest parking 24/7 security Amenities: Close to all amenities Close to the beach 5 minutes walking distance from the sea Selling Price: 4-bedroom duplex for MUR 19,500,000\* Other availabilities: 2-bedroom penthouse for MUR 14,500,000\* \*excluding additional fees The project: The project is divided into three phases. The entire project consists of 6 apartment blocks and 16 duplexes. Phase 1 (Block A, B, C) and Phase 2 (Block D, E, F) are under construction. Phase 3 is currently being marketed (Block G, H, I). We are currently offering Phase 3, which consists of 3 blocks (G, H, I). This modern residence is extremely attractive, located in the heart of the vibrant and lively community of Trou Aux Biches. Ideal for residential or investment purposes, it offers a wonderfully eclectic lifestyle on the Northeast coast. It is within walking distance of the public beach, restaurants, shops, boutiques, and entertainment venues. One of the most significant assets of this development is the use of the swimming pools and the mature garden filled with exotic plants and flowers. This residence harmoniously blends clean contemporary lines with natural coastal elements. Designed to combine style and comfort, its architecture emphasizes open spaces, abundant natural light, and a perfect harmony between indoor and outdoor spaces. With its elegant finishes and meticulous details, the Sand offers a sophisticated yet



relaxed atmosphere, blending perfectly with its magnificent marine environment and mountain views. See it soon! Remote booking is possible! Contact us for more information, photos, or a viewing.

## Comum

Quartos de dormir:	4
Banheiro:	4
Pés quadrados acabados:	238 m <sup>2</sup>

## Building details

Parking:	Sim
Outdoor Amenities:	Pool

## Lease terms

Date Available:

## Informação adicional

URL do site:	<a href="http://www.arkadia.com/TKDK-T865/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM">http://www.arkadia.com/TKDK-T865/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM</a>
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## Contact information

IMLIX ID:	MU1128DXTSTAB
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