



Barbados

**Sotheby's**  
INTERNATIONAL REALTY

# Royal Westmoreland, Mahogany Drive 12A, Shamal

St. James



## Royal Westmoreland, Mahogany Drive 12A, Shamal

### Features:

- Private Swimming Pool and Sun Deck
- Tropical Gardens
- Covered Terrace
- Stunning Views of the West Coast



4



4



N/A

### Floor Area:

4,197 sq. ft.

### Land Area:

40,118 sq. ft.

### Furnishings:

Furnished

**Sale Price: US\$ 2,600,000**

**Head Office** 15 Porters, St. James, Barbados **Tel:** (246) 432 5050 **Fax:** (246) 432 5051

**London** +44 207 993 6508 **New York** 1 347 284 0045 **Miami** 1 954 727 5144 **Toronto** 1 416 840 48611

**Email** info@barbadossothebysrealty.com **Web** barbadossothebysrealty.com



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This superbly maintained 4 bedroom, 4 bathroom villa is situated within the exclusive, member's only, world-class Royal Westmoreland Golf Resort.

Shamal is located at the end of Mahogany Drive on one acre of land and enjoys extreme privacy with stunning golf views with a window to the sea. It's being offered fully furnished and boasts high quality finishes throughout. The entrance is a palm tree lined paved driveway and the gardens have been beautifully landscaped providing an exceptionally attractive access to the entrance of house. The ground floor level is designed on open plan principles featuring high pickled-pine ceilings, spacious indoor and outdoor living, entertainment and dining areas, a very large well-equipped state of the art kitchen, a separate staff quarters including a laundry room. There is a bedroom on this level, larger with a terrace and garden view. There is a smaller guest bedroom on this level as well with an adjoining bathroom. The first floor features 2 large en suite bedrooms, each with a walk in closet and either could be used as the master bedroom and both have access to a balcony overlooking the swimming pool and facing the golf and sea views.

Shamal offers an excellent opportunity on an established golf estate.

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## Amenities:

24 Hour Security, Air conditioning, Bar, Beach bar close by, Breezy location, Ceiling fans, Club House, Communal facilities, Communal swimming pool, Covered terrace, Deck / Decking, Enclosed Gardens, Established gardens, Family location, Golf available, Golf course, Golf included, Gym, Private location, Restaurant on site, Sea Views, Swimming Pool, Tennis Court

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### Points Of Interest

Royal Westmoreland Beach Club is an exclusive, private beach club which offers members and their guests full beach front dining and bar service with Bell Captain service on our private sun loungers, the perfect place to relax. There's plenty to do at Royal Westmoreland Beach Club, located at Mullins Beach; Even if that involves doing very little. Relax and take a dip in the gentle, warm seas. Lounge with a cocktail made by one of our professional mixologists as you kick back in the temperate climate and watch the world go by, or trying one of the Caribbean and International dishes on offer.

Tennis courts (on site): Championship Tennis facilities provide residents and guest the very best environment for tuition, practice and competitive play. All ages are welcome to take part in tennis programmes designed by British Davis Cup star, David Lloyd.

The Clubhouse with pool (on site): The club house has been designed to make the most of the tropical breezes and the amazing ocean views. The reception staff are on hand to welcome you and provide assistance. You can stroll onto the covered terrace, enjoy the view or take a dip in the expansive 2,000 sq. ft. pool.

Golf Course (on-site): take in the green on this 18 hole championship golf course.

Clubhouse Restaurant (on-site): located in the elegant Clubhouse with breathtaking views, surrounded by manicured gardens of the 9th fairway is the perfect ambience for either a quick lunch or fine dining.

The Clubhouse: overlooks the 9th fairway and is the focal point for socializing. It includes a restaurant and bar, plus pro shop and changing facilities.

Diamonds International Boutique (on-site): looking for exquisite jewelry and elegant timepieces, this is the place to go.

Tennis Courts: the superb sand based Astro Turf courts are surrounded by lush tropical gardens and are floodlit at night. Private and group coaching can be arranged and racquets can be hired.

On-site Rum Shop: a traditional rum shack is located on this prestigious resort, where persons can sample Barbadian rum.

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