



# RON KARP REALTY LTD.

REAL ESTATE AGENTS

Dacia, Golf Club Road  
Rockley, Christ Church  
Tel: (246) 436 7440  
Fax: (246) 436 3204  
karpreal@karpreal.com  
www.karpreal.com



## "Sunkiss Villa"

Christ Church, Worthing

US \$2,275,000

Ref: 2402328

### Key Features

- Desirable Location
- Rental Potential
- Fully Enclosed
- Ocean Front
- Open Plan
- Pool



5331 SQ. FT.  
Gross Land Area



2  
Bathrooms



3  
Bedrooms



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When it comes to seeking out a chic, contemporary villa on the water, it doesn't get much better than this. Located in the heart of the energetic south coast, just a stone's throw from the popular "Gap" in St. Lawrence with its collection of restaurants, bars, and evening entertainment, this central position makes it a dilemma every evening to decide whether to stay in and have dinner on your own private waterfront terrace and observe the activities or take a stroll and maybe join in. Steps lead down from the terrace into the crystal waters below that are so clear you can sit and watch the turtle's nibbling bits of seaweed as they glide over the sand, or the fishermen rigging up their boats in the morning and bringing in their catches in the evening. Paddleboarding, snorkeling, or swimming are always options should the urge to take a break from the innately difficult task of relaxing all day in this visually appealing environment. While the villa plays a supporting role in this Caribbean tale, it can easily steal the show with its open-plan living/dining/kitchen space, fully equipped kitchen, and mixture of modern architectural design and classic furnishings. The quality of the finishes and attention to detail throughout the villa speaks to the care and attention that the owners have put into producing this delightful, character holiday home. The accommodation includes: Ground Floor Front Entrance Walkway Living/ Dining/ Kitchen Front Terrace Raised Patio BBQ/ Dining Terrace Powder Room Laundry First Floor Sitting Room Bar with Patio (Sea Views) Master Bedroom with en-suite (Patio with Heated Pool) Bedroom 2 Bedroom 3 Family Bathroom Outside Double Garage (electric overhead door), courtyard parking for 2 cars, sliding electric gate.

|                           |                                |                               |
|---------------------------|--------------------------------|-------------------------------|
| For Sale                  | Beds: 3                        | Baths: 2                      |
| Type: House/Villa         | Desirable Location             | Rental Potential              |
| Fully Enclosed            | Ocean Front                    | Open Plan                     |
| Pool                      | View of the Sea                | Beach within Walking Distance |
| Floor Area : 2200 SQ. FT. | Gross Land Area : 5331 SQ. FT. |                               |