



RON KARP REALTY LTD.

REAL ESTATE AGENTS

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"122 Poui Avenue"

St. James, Holetown

US \$950,000

Ref: 2602766

Key Features

- Air Conditioned Bedrooms
- Desirable Location
- Rental Potential
- Fully Enclosed
- Landscaped Grounds
- Open Plan



10180 SQ. FT.
Gross Land Area



4
Bathrooms



4
Bedrooms





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122 Poui Avenue is a well-positioned house for sale in the highly desirable Sunset Crest community of St. James, Barbados. Set on a 10,180 sq. ft. lot with approximately 3,700 sq. ft. of living space, this versatile property is currently configured as two self-contained two-bedroom, two-bathroom units, offering exceptional flexibility for owner-occupiers, investors, or those seeking a west coast holiday home. The home comprises a total of four bedrooms and four bathrooms and can be maintained in its current dual-unit layout, converted into a spacious single-family residence, or reconfigured to suit multiple rental strategies. A private swimming pool, access to the Sunset Crest Beach Club, and a quiet cul-de-sac location further enhance its lifestyle and rental appeal. Located in Holetown, the property is just a five-minute walk to the beach and close to a full range of west coast amenities, including shopping centres, restaurants, schools, medical facilities, and banking services. Easy access to major roads and the wider West Coast ensures convenience while maintaining a peaceful residential environment. This property is ideal for buyers seeking a family residence, a holiday home, or a highly adaptable investment property in one of Barbados' most consistently in-demand locations. The west coast lifestyle is defined by beautiful beaches, outdoor living, security, and strong rental demand from both long- and short-term markets. Offered at USD \$950,000.00, 122 Poui Avenue is competitively priced within Sunset Crest, St. James, appealing to local, regional, and international buyers alike. Its combination of location, flexibility, and amenities makes it a compelling opportunity in the Barbados real estate market.

For Sale	Beds: 4	Baths: 4
Type: Apartment/Condo	Air Conditioned Bedrooms	Desirable Location
Rental Potential	Fully Enclosed	Landscaped Grounds
Open Plan	Pool	Unfurnished
Beach within Walking Distance	Close / Easy Access to West Coast	Floor Area : 3700 SQ. FT.
Gross Land Area : 10180 SQ. FT.		