



30 Coakley Bay EA

30 Coakley Bay EA, St. Croix, Vi, 00820

Price: \$ 1,295,000
MLS #: 21-527


NUMBER OF
BEDS
2


NUMBER OF
BATHROOMS
2 1 1-½


IN SQ. FT.
AREA
2,320


IN ACRES
LOT
0.54

Gorgeous NEW BUILD in the gated, waterfront community of Carden Beach on the east end. Rarely does a completely turn-key villa, with NO STAIRS, come on the market that is new construction! This wonderful home facing north-east allowing for cool trade winds and straight on Buck Island views, has two well-appointed bedroom suites, each with en-suite bathrooms, plus a half bath, and doors to the sea-facing gallery. The open great room with soaring cathedral ceilings includes a large kitchen finished with an island and beautiful granite countertops. The great room flows out to the gallery that is steps up and across the cul-de-sac from a sandy beach. Off to the side in its own oasis, enjoy a refreshing pool with ample deck space facing Buck Island and the sea. The builder buried electrical and plumbing for a guest house in-between the pool and the vacant lot behind the pool for anyone looking to add on! Royal palms and banana trees add shade and a tropical ambience to the pool entertaining area. This east end villa has a spacious garage and a carport, located at the rear of the house up the beautiful paved driveway, with easy access and NO STAIRS (handicap ramp) into the great room. For a grander entrance have your guests make their way up the welcoming-arms staircase that leads to the expansive sea-facing gallery. Constructed with reinforced 8-inch poured concrete and outfitted with hurricane windows and doors, this villa was built with our Caribbean climate in mind! No expense was spared when it came to the finishes from travertine floors (inside and out) to granite countertops in the kitchen and both roomy baths. The Carden Beach community, beautifully maintained and professionally landscaped like a botanical garden, offers a security gate, full-time manager, a gym, tennis court, large community pool, mail delivery, trash pick up and so much more! Homeowner's association dues are \$6,600 a year, but is broken down into quarterly payments. Seller is part of the community Generator (Facilities) Association, which allows use of the neighborhood generator and is an additional \$250/quarterly. HOA members are not permitted to operate their own generators. Take advantage of getting a new home in a prime location without the building expense, stress and many years to construct from scratch. Nearby: Beach: You could throw a coconut and hit it! 1 Min Walk Restaurants: The Goat (one-minute drive), Castaways (two-minute drive), Duggan's Reef (three-minute drive), Christiansted (15-20 minute drive) Gas station/Convenient store: Ziggy's (two-minute drive) Hiking: Goat Hill and Jack and Issacs's Bay Boating: The Yacht Club (three-five minute drive) or Green Cay Marina (10 minute drive) Diving/Snorkeling: Right off the shore steps from the villa or hop on a charter/boat and head to Buck Island or the reef right outside of it and swim with the dolphins!



Amy Land-de Wilde

If you are interested in buying or selling property on the beautiful island of St. Croix, call me, I will be happy to help you. (340) 718-7000
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