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CENTURY 21 Island Realty, Airport Road Unit# 34 A, Opposite Banco Di Caribe, Sint Maarten

Acqua Beacon Hill Modern Beach Condo For Sale

SXA# 666

Beacon Hill Sint Maarten

MLS# 1150613

Condos/Apartments

825,000



SXA#: 666

District/Area: Beacon Hill

Region/Country: Sint Maarten

Prop.Type: Condos/Apartments

Prop.View: Beach View

Beds: 2

Baths: 2.0

Living Space: 1 m²

Land Area: 1 m²

Class: Residential

Features and Amenities

Beach Access

Beach Access

Distinctive Features

Balcony

Remarks

Acqua Beacon Hill Condo For Sale

Walk barefoot to the iconic Simpson Bay Beach! Rated as one of the best beaches in St Maarten, this Acqua Beacon Hill condo is in a prime location perched on a limestone cliff right above the highly rated Simpson Bay beach.

This Beacon Hill condo is within the luxury condo development made artfully by St Maarten's best developer in real estate, an 'artist' who has developed the infamous Simpson Bay Yacht Club, Monte Vista and Las Brisas to name a few! Her signature design is modern, minimalist and above all; quality! In fact, her motto is 'Creating Experiences'; precisely what she has accomplished at this near-beach condo. Completed in 2016, this Beacon Hill condo development was instantly sold out due to its prime location and in big part due to the Developer's reputation in St Maarten.

Lifestyle: Eat. Beach. Sleep. Repeat.

Two Bedroom Modern Oceanfront Condo:

This oceanfront condo, built on a single level, offers beautiful beach and ocean views; while being only a 2 minute walk to the white sands of Simpson Bay beach. Over 150 square meters of interior size with two generous-sized bedrooms and an awe-inspiring living space designed for light and space. A covered terrace and tropical views offer an outside space that you will cherish with family and friends.

Beacon Hill Condo For Sale

Location: Beacon Hill, Sint Maarten

Living space of 150 square meters approximately

Large 38 square meter master bedroom!

Best Construction Quality:

Floors: Porcelain tiles

Ceilings: Sheetrock

Interior Walls: Plastered/ Painted

Exterior Walls: Plastered/ Painted

Windows: Aluminum

Exit Doors: Wood

Hurricane Shutters: Roller down

Kitchen Cabinets: Modern with solid surface countertops

Bathroom: Tiled/shower

Security: Metal gates and secure front doors.

Fencing: Block wall

Air Conditioning: Split unit

Beach access

We wouldn't advise it but jumping over the magnificent beachfront terrace will put you right into the warm waters of Simpson Bay! For a more conservative approach, you can walk to the beach from door to sand in two minutes. Along the common wall of the property, you have a staircase leading down directly onto Simpson Bay Beach.

Alternatively you can also walk along the tarmac road to access the beach via El Zafiro Beach Restaurant which is just three minutes walk away.

Once you are on the beach you have access to Karakter Beach Bar and Mary's Boon Beach Resort within a ten-minute walk on the white soft sands of Simpson Bay. The warm waters on this beach are unique in that there is hardly ever a seaweed problem unlike other beaches on the east coast of St Maarten. Now you know why there isn't a pool!

Acqua Beacon Hill Facilities:

Secure iron gates for security with private access code

Barefoot beach access to Simpson Bay Beach

Lush tropical gardens

Private parking (1 lot reserved for the condo)

One of the best views of Simpson Bay on St Maarten

Neighbourhood

In this upscale neighbourhood of Beacon Hill everything is within a short reach! Walk to your supermarkets, health and beauty salons, shopping, casinos and local beach bars. Enjoy a stroll on the infamous beach that we have been raving about and Maho; one of St Maarten's nightlife epicentres is just 10mins walk away from your door!

Sunset Beach Bar located at the entrance of Beacon Hill, is at the centre of major redevelopment with a new 4-star resort called Morgan opening shortly, which will enhance the property prices due to the x-factor entertainment it brings to the location. Sand Bar Beach Restaurant has already opened near Sunset

Beach Bar bringing this Simpson Bay condo in a location that is going to be hugely popular in coming years!

Your investment is secure!

Five minutes from Princess Juliana International Airport and is conveniently located, just moments away, to other white sand beaches (Maho Beach, Mullet Bay, Cupecoy Beach, Long Bay), watersports, French bakeries, banks, drug stores, grocery stores, gyms, hairdressing salons, ice-cream parlours, massage centres, theatres, restaurants/bars, duty-free shopping, casinos and night entertainment.

Condo Maintenance Fees:

The condo association fees are “to be confirmed” and include external building insurance, which is critical for a beachfront condo of this scale. Even with the natural protection of the cliffs, any beachfront condo will have to pay a premium for insurance.

The association fees also include maintenance of common areas, maintenance of lap pool, elevator, generator, security and cleaning of this upscale beachfront community on Simpson Bay beach.

Beachfront real estate always appreciates.

PROPERTY FEATURES:

2 BATHROOMS

2 BEDROOMS

BALCONY

BEACH VIEW

BUILT IN WARDROBES

COMMON POOL

OCEAN VIEW

PARKING

WATERFRONT VIEW