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Ressort: Reise & Tourismus

Luxury Escape to The Bahamas

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Is dreaming free? Of course it is. However, C.A. Christie, luxury real estate in the Caribbean area and particularly in The Bahamas archipelago, says that with a certain amount of money (sometimes affordable, sometimes granted only to the happy few) dreams can come true.

We are obviously talking about the interesting assortment of properties (starting from the luxury condo to the highest level villa and even private islands!) that C.A. Christie proposes to escape from chaos and stress (read COVID) and take refuge to live in that paradise on earth of The Bahamas. The archipelago, which is made up of around 700 islands, is located in the Atlantic Ocean about 80 kilometres east of Miami and extends just north of Cuba. Thanks to its environmental protection policies, it offers an ecosystem defined as perfect. In the words of the astronaut Wheelock, who from the space station said: "of all the places on our glorious planet, few can compete with the beauty of the colours of the Bahamas".

Thanks to its proximity to the United States, The Bahamas, despite being a dream location, with miles and miles of pristine beaches, is always connected to the world's most important hubs such as Miami and New York and therefore easily accessible from all over the world. There are many positive points that can encourage you to buy your own corner of unspoilt and exclusive paradise, starting from the ease of access to permanent residence and the advantage of not having any local taxes on profit, inheritance, personal income for individuals and legal entities, dividends and interest.

Not least also the stability and security of the political and administrative system (with a currency equivalent to the US Dollar) and the high level of education of human resources. Not only that: the infrastructure system of public services is also by Western standards, as is the health care system. C.A. Christie also offers the possibility of short and long term rentals, an opportunity now extremely facilitated by the new BEATS visa which will further speed up the procedures for obtaining it. Having therefore solved all bureaucratic duties very easily, the time has finally come to rely on the experience and professionalism of an excellent real estate agent who can assist its clients in every phase of rental or purchase.

C.A. Christie Real Estate has been operating in The Bahamas real estate sector since 1973 - For almost half

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a century, C.A. Christie has been researching, selecting and offering the most exclusive real estate opportunities throughout The Bahamas, beachfront properties, exclusive residential neighbourhoods or individual units, all of which can be found in C.A. Christie's extensive catalogue which includes luxury homes, condominiums, holiday homes, beachfront properties up to private islands and land. C.A. Christie's professionals are able to accompany clients throughout the property acquisition process, including legal, financial, technical and even social aspects. But how does the purchase process take place? Very simple.

It starts with an inspection together with the C.A. Christie Team in The Bahamas who will then submit a purchase offer and negotiate the counter-proposal, also choosing a local law firm. Once your offer is accepted and you have paid a 10% deposit, you will be on your way to owning a piece of paradise. At this point all that remains is the registration of the documents and the balance of the payment to obtain the keys to your new home immediately.

A quick and easy procedure thanks to the expertise of an expert and dedicated agency such as C.A. Christie established in 1973 and one of the country's oldest and best-established real estate firms and able to make island living and island investments possible for the first time or seasoned investors. C.A. Christie's brokerage firm specializes in property development and was formed by President and Broker, Charles A. Christie, a Government Approved Assessor, a Senior Member of Certified Valuer of the International Institute of Valuers, the National Association of Review Appraisers (USA) and the Bahamas Real Estate Association.

The company specializes in Luxury Homes and Condos, Vacation Homes, Beachfront Properties, Development properties and Private Islands as well as a full selection of rental properties throughout The Bahamas. The Managing Partner of the company is Gavin Christie CRS, CIPS considered an elite player in the Bahamas Real Estate Industry. His enthusiasm, depth of market knowledge, and work ethic, positioned him early in his career to become a leading real estate Broker and advisor in the Bahamian market. A Broker at C.A. Christie & Co. for the past 14 years, Gavin was named the youngest partner of the firm in January 2014. He leads a team of 15 diverse top producing agents, and manages approximately \$25M in real estate assets.

Gavin continues to achieve outstanding business success with well over \$100m in developer, resort, and hotel sales. He has hands-on knowledge of all aspects of real estate, but specializes in luxury real estate sales, marketing and real estate development. We asked Franz Hepburn, European Development Manager

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based in London, to describe the current situation in the real estate sector in the light of the latest pandemic statistics: "Since March 2020, we have seen a dramatic increase in enquiries. COVID-19 has given people a lot of time to think and focus more about their future. As a result, clients looking for second homes as an investment property has been the biggest trend.

This is where they could stay on holiday at their Bahamas property for six weeks a year and the remainder of the year promote the property as a short-term rental. Also, more clients have been asking for Out Island properties where there are fewer people. This has been especially important for families with young children wanting to buy a Bahamas home where they can relax and completely unwind on holiday, and not have to worry as much about social distancing like in a major city. Out Island enquiries have increased by 300% this year compared with the same period in 2019". From the very wide range of C.A. Christie offerings, we have chosen three properties that cater to different market needs.

"INDIGO HOME"

Situated in INDIGO, Atlantic Drive, off West Bay Street, New Providence \$849,000. This beautiful, modern home is located in the serene Indigo gated community, in the Western district of New Providence. With good elevation, there are magnificent views of the Atlantic Ocean that can be enjoyed from the swimming pool, living room and master bedroom. The home has modern appliances and open plan living which gives it a very spacious feeling. On the upper level, you will find three bedrooms.

The en suite master bedroom has stunning views of the turquoise ocean from a private balcony. The other two bedrooms have a large shared bathroom. Above the master bedroom is a private space that can be used as a home office or for additional storage. In the back garden, the swimming pool, Jacuzzi and ocean views makes it ideal for outdoor entertaining or just relaxing while you enjoy the ocean breeze or breath-taking sunsets. This home qualifies the buyer to apply for a Bahamas permanent residency.

?CAPANNA LUSSA?

Situated on Island's End, Ocean Club Estates, Paradise Island \$7,500,000. This modern Asian inspired waterfront villa is situated in the luxury gated community of Ocean Club Estate, Paradise Island. Designed by world-renowned architect Yianni Skordas, "Capanna Lussa" combines the principles of Feng Shui, bringing the universe, elements of the earth and humanity all together under one roof. The home is designed to connect you with your inner peace with two open aired atrium Zen gardens and 6 bedrooms all with water views and retracting sliding doors that promote indoor/outdoor island living at its best.

This magnificent residence has a luxurious glass wall infinity pool and private 50 foot (15 m) dock that

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overlooks the harbour and canals of this exclusive gated enclave. Ocean Club Estates features an 18- hole Championship golf course designed by Tom Weiskopf, tennis courts and a private beach club on the world famous Paradise Beach. Ocean Club Estates residents also enjoy use of all the facilities at the Atlantis Resort and Casino and the Four Seasons Ocean Club Resort. This home qualifies the buyer to apply for an accelerated Bahamas permanent residency.

?VILLA BELVEDERE?

Situated in Lyford Cay, New Providence \$10,950,000. Villa Belvedere is a one-of-a-kind magnificent estate set within the world-renowned private gated community of Lyford Cay. This supreme residence has the best of both worlds, strategically atop an elevated 0.83 acre lot that overlooks the manicured 18-hole Rees Jones designed golf course and the bright blues of the Bahamian waters.

Inspired by Mediterranean architecture and design, this exquisite residence boasts 10,000 ft² (929 m²) of interior living and features sprawling façades, stucco exterior detailing, Spanish style barrel tile roofing, 8 ft (2.4 m) solid mahogany doors, marble inlay flooring, Venetian plaster ceilings and chef's kitchen with top-of-the-line stainless steel appliances. As you step into the residence, your breath is taken away by the 30 ft (9 m) ceiling entryway with a sweeping staircase which is the dramatic focal point of Villa Belvedere. The stairway leads to 5 private bedrooms, all with en-suite bathrooms. The master bedroom commands the best views and offers his & her custom walk-in closet and a quaint office space.

Villa Belvedere has perfected the meaning of "indoor/outdoor living" with an expansive covered patio that opens up to a stunning mosaic heated pool and Jacuzzi making this residence ideal for entertaining. Privacy is unmatched as Villa Belvedere, nestled within peaceful tropical gardens that gives this residence the experience of being in its own private oasis. The well-manicured winding pathways along the residence affords direct access to the 4th fairway. The additional highlights include a sound system, central A/C, 2 rainwater tanks, UV filtration water system, generator, roll-down shutters, security cameras and security system, 4-car garage, electric entrance gates, garden lighting and irrigation system.

Lyford Cay is known for its superior community amenities which includes an exclusive-members only club, 74-slip marina, championship tennis facilities, a world-class golf course, swimming pools, restaurants, an International School and much more. This island landmark estate with its masterful design and unparalleled views is the pièce de résistance of Lyford Cay Golf Course homes. This property qualifies the buyer to apply for an accelerated Bahamas permanent residency.

For more information, visit the website at www.cachristie.com

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For more information about the BEATS Program: www.bahamasbeats.com

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