




NASSAU PROPERTIES FOR SALE

June 2025

LISTING #1

	REFERENCE #:	R0063	LOT #:	8
	ADDRESS:	Sunshine Park		
	DESCRIPTION:	Duplex apartment consisting of 2-2 bedrooms, 1 bathroom, open living and dining room, kitchen and auxiliary room		
	DIRECTIONS:	From the junction of Carmichael and Blue Hill Roads proceed South along Blue Hill Road. Turn Right on to Moonshine Way then first right on to Murray Way. Property is on the right (yellow trimmed with white).		
	BUILDING:	1,578 sq. ft	APPRAISED:	February 2024
	LAND:	4,454 sq. ft.	VALUE:	\$215,000

ARRANGEMENT/STATUS:

LISTING #2

	REFERENCE #:	M0076	LOT #:	13, Block 6
	ADDRESS:	Turnquest Alley, Village Estates Subdivision		
	DESCRIPTION:	Single family residence consisting of 2 bedrooms, 1 bathroom, powder room, living/dining room, family room and kitchen.		
	DIRECTIONS:	From the intersection of Soldier Road and Prince Charles Drive, travel north on Soldier Road. Take 5 th corner on the right (Turnquest Alley). The subject property is on the left, about 240 feet east (green trimmed with white).		
	BUILDING:	1,150 sq. ft	APPRAISED:	October 2024
	LAND:	5,000 sq. ft.	VALUE:	\$170,000

ARRANGEMENT/STATUS:



LISTING #3



REFERENCE #: B0059 **LOT #:** G

ADDRESS: 13A Wind Street

DESCRIPTION: Duplex apartment with unit 1 consisting of 2 bedrooms, 2 bathrooms, living/dining room, kitchen, utility room and porch. Unit 2 consisting of 2 bedrooms, 1 bathroom living/dining room, kitchen, utility room, linen closet and porch.

DIRECTIONS: From the intersection of Beatrice Avenue, Charles Saunders Highway, Bay Lilly Drive, take the 7th corner on the left onto Sea Breeze Lane. Take the 3rd corner on the left onto Wind Street. The subject property is the 5th on the right.

BUILDING: 2,138 sq. ft. **APPRAISED:** April 2025

LAND: 7,871 sq. ft. **VALUE:** \$305,000



REFERENCE #: B0059 **LOT #:** F

ADDRESS: 13B Wind Street

DESCRIPTION: Triplex apartment consisting of 2-2 bedrooms, 2 bathrooms, living/dining room, kitchen, laundry room and front and rear porch; a 1 bedroom unit, 1 bathroom living/dining room, kitchen, laundry closet and porch.

DIRECTIONS: From the intersection of Beatrice Avenue, Charles Saunders Highway, Bay Lilly Drive, take the 7th corner on the left onto Sea Breeze Lane. Take the 3rd corner on the left onto Wind Street. The subject property is the 5th on the right.

BUILDING: 2,591 sq. ft. **APPRAISED:** April 2025

LAND: 6,909 sq. ft. **VALUE:** \$350,000

ARRANGEMENT/STATUS:

For more information contact our Mortgage Department at 242-396-4045 or email
Martyn Treco (martyn.treco@familyguardian.com)



GRAND BAHAMA PROPERTIES FOR SALE

June 2025

LISTING FP #1



REFERENCE #:	R0082	LOT #:	7, Block 2
ADDRESS:	#7 Pearl Way, Seahorse Village		
DESCRIPTION:	Duplex apartment with Unit A consisting of 3 bedrooms, 2 bathrooms, kitchen, living and dining room. Unit B consisting of 2 bedrooms, 2 bathrooms, kitchen, living and dining room.		
DIRECTIONS:	Travelling east on East Sunrise Highway, turn right on Waterfall Drive into Seahorse Village Subdivision. Take the first right on Ferry Horse Lane. Turn left on Pearl Way. Property is the seventh structure on the left		
BUILDING:	3,581 sq. ft	APPRAISED:	January 2025
LAND:	11,250 sq. ft	VALUE:	\$243,000

ARRANGEMENT/STATUS:

LISTING FP #2



REFERENCE #:	G0019	LOT #:	1, Block 6
ADDRESS:	Armada Avenue, Fortune Point Subdivision, Unit 4		
DESCRIPTION:	Duplex apartment with Unit A consisting of 3 bedrooms, 2 bathrooms, living/dining room, kitchen, family room, playroom, laundry area and entrance porch. Unit B consisting of 2 bedrooms, 2 bathrooms living/dining room, kitchen, laundry area and rear porch.		
DIRECTIONS:	Travelling east on Midshipman Road, turn right onto Churchill Drive, left on Silver Drive, right on Armada Avenue. Subject is the 8 th on the right.		
BUILDING:	3,542 sq. ft	APPRAISED:	September 2024
LAND:	13,225 sq. ft.	VALUE:	\$222,000

ARRANGEMENT/STATUS:

LISTING FP #3



REFERENCE #:	S0099	LOT #:	41, Block 5
ADDRESS:	#41 Ludford Road, U1 Lincoln Green		
DESCRIPTION:	Duplex apartment with Unit A consisting of 3 bedrooms, 2 bathrooms, living/dining room, kitchen, family room, office and laundry room. Unit B consisting of 3 bedrooms, 2 bathrooms living/dining room, kitchen, family room, office and laundry room.		
DIRECTIONS:	Travelling east on East Sunrise Highway, turn left on Churchill Drive. Turn right on Brinkell Road. Turn left on Ludford Drive. Turn left on Ludford Road. Subject property is located about 0.1-mile on the left.		
BUILDING:	2,866 sq. ft.	APPRAISED:	September 2024
LAND:	13,800 sq. ft.	VALUE:	\$253,000

ARRANGEMENT/STATUS:



LISTING FP #4



REFERENCE #:	C0079	LOT #:	148
ADDRESS:	Caravel Beach		
DESCRIPTION:	Single-family residence, consisting of 6 bedrooms, 4.5 bathrooms, living room, dining area, kitchen, laundry and storage room and covered front entrance porch.		
DIRECTIONS:	Travelling south on Polaris Drive, turn right on Dogfish Street. Turn left on Drumfish Street. Subject is the first structure on the right.		
BUILDING:	2,656 sq. ft.	APPRAISED:	November 2023
LAND:	12,500 sq. ft.	VALUE:	\$265,000

ARRANGEMENT/STATUS:

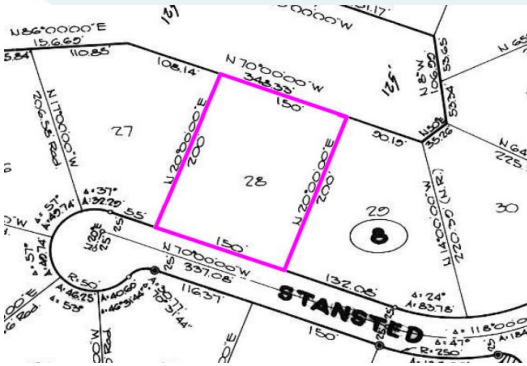
LISTING FP #5



REFERENCE #:	K0058	LOT #:	7, Block 27
ADDRESS:	Hilo Lane, Royal Bahamian Estates		
DESCRIPTION:	Single-family residence, consisting of 4 bedrooms, 2 1/2 bathrooms, living and dining room, kitchen, laundry/storage room and entrance porch		
DIRECTIONS:	Travelling south on Beach Way Drive from East Sunrise Highway, turn left on Sierra Leone Drive and drive to the sixth corner on the left, which is Hilo Lane. Subject is located on the right on the corner of Hilo Lane and Sierra Leone Drive – yellow trim with white.		
BUILDING:	2,428 sq. ft.	APPRAISED:	October 2024
LAND:	10,727 sq. ft.	VALUE:	\$195,000

ARRANGEMENT/STATUS:

LISTING FP #6



REFERENCE #:	M0088	LOT #:	28, Block 8,
ADDRESS:	Unit 1, Dover Sound		
DESCRIPTION:	Residential (Vacant Lot)		
DIRECTIONS:	Travelling east on Grand Bahama Highway, cross the Sir Jack Hayward Bridge, and take the first corner on left. Take the second corner left. Take the third corner on the left. Take the first corner left on Stansted Place (no street sign erected). Subject is located at the end on the right.		
ZONED:	Residential	APPRAISED:	October 2023
LAND:	30,000 sq. ft.	VALUE:	\$48,000

ARRANGEMENT/STATUS:



LISTING FP #7



REFERENCE #:	S0106	LOT #:	19, Block #6
ADDRESS:	Royal Palm Bay		
DESCRIPTION:	Single-family (Vacant Lot)		
DIRECTIONS:	Turn north from East Sunrise Highway onto Fortune Bay Drive, right at third corner, left at first corner, right at next corner, left at next corner, and lot is at end of cul-de-sac of Bulmer Close.		
ZONED:	16,262 sq. ft.	APPRAISED:	December 2024
LAND:	16,262 sq. ft.	VALUE:	\$73,000

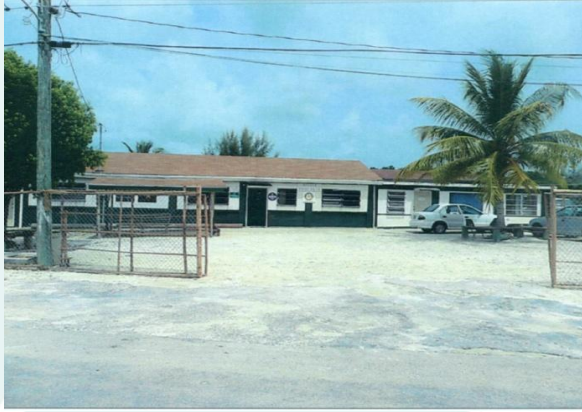
ARRANGEMENT/STATUS:



For more information contact our Mortgage Department at 242-688-1506 or email
Demetria Andrews (demetria.andrews@familyguardian.com)



LISTING FP #1



REFERENCE #:	H0008	LOT #:	Boogie Pond Village
ADDRESS:	Arthur's Town, Cat Island		
DESCRIPTION:	<p>Multiple buildings (6) comprising of a restaurant, shop, apartments and storage facilities, situated on a 7.4-acre property, the majority of the land is undeveloped. Great for farming or commercial or resort development.</p> <p>Restaurant: with lounge, bar, pool room, kitchen, gift store, office, private dining room, storage, staff bathroom, workshop, laundry room, with bathroom, and 2-bedroom, 1 bathroom apartment unit.</p> <p>Shop: single storey/display room, office, two storage rooms and bathroom.</p> <p>Duplex (2): single storey consisting of a 2 bed, 2 bathrooms each, living-dining room and kitchen.</p> <p>Guest Rooms – single storey building comprising of (5), 1-bedroom guest units with 1bathroom each, entrance porch and rear porch.</p>		
DIRECTIONS:	One quarter mile from Arthur's Town Airport.		
BUILDING:	12,597 sq. ft.	APPRAISED:	October 2013
LAND:	7.092 Acres	VALUE:	\$470,000

ARRANGEMENT/STATUS: