

Yamacraw, Nassau / New Providence

Single Family Home

REF#57351

**COLDWELL
BANKER**

**LIGHTBOURN
REALTY**



LOT SIZE
8000



SQ. FT.
5800



BEDS
5



BATHS
5

\$2,995,000

Location: Yamacraw, Nassau / New Providence

Amenities: Swimming Pool, Main Level Entry, Dock, Impact Windows, Stand-by Generator, 24 Hour Security, Furnish.

Summary: Port New Providence is a family boating community located in the east, resembling the peacefulness of a Family Island. It is a launching point for the quickest and most direct boating routes to Rose Island, the Exumas and Southern Islands featuring 24-hour gated and manned security with 4 miles of ample recreational space for activities such as biking, walking, running, and skateboarding. Other amenities include a private beach for ocean sports, 3 clay tennis courts, a beachfront clubhouse, children's playground, basketball court and marina. #24 is a spacious 5-bedroom, 4.5-bathroom family home renovated meticulously in 2022. The residence spans 3,970 sq. ft. under air and approximately 5,770 sq. ft. with wraparound porches. It includes a 45 ft. wooden dock, a 30 ft. floating dock, and 141 ft. of linear canal frontage. The property offers good hurricane protection for watercraft, with a new mooring 20ft deep I-beam equipped with 50/30-amp electric at the dock with water. The ground floor features a spacious entryway leading to a large open concept kitchen.

Office Listing

Nassau, Bahamas

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