

# Bimini Bay, Bimini

Single Family Home

REF#43720

**COLDWELL  
BANKER**

**LIGHTBOURN  
REALTY**



SQ. FT.

2,838 sq.  
ft.



BEDS

3



BATHS

3

**\$750,000**

Location: Bimini Bay, Bimini

Amenities: 24-Hour Security, Beach Access, Community Dockage, Community Pool, Gated Community, Hurricane Impact Wind.

Summary: Treehouse 33200 "Summer Land" is a turnkey 3-bedroom, 3-bathroom single-family two-story villa that measures 2,838 sq. ft. and within walking distance to the crystal-clear turquoise Bahamian waters. This beautiful villa is in the private residential community of Bimini Bay. Just across the street from the villa is the oceanfront and beach club. "Summer Land" is beautifully decorated and features a great room with plush furniture, a separate dining area, and an optional front terrace through the bedroom. The villa has a fully equipped kitchen with a porcelain-top stove and granite countertops. There are three separate bedrooms with king size beds and two twin beds. A guest bedroom is conveniently located on the first floor.

The HOA fees are approximately \$1400 per month. This fee includes building insurance, waste treatment plant, common area electric, common area water, monthly pest control services (interior) and mosquito treatment for the property. The HOA fee also covers property management, security, landscaping, trash, pool maintenance, building maintenance (exterior insurance), accounting, administration, internet and one cable box.

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