

LUCAYAN

THREE-BEDROOM / 3-BATH



Villa Features

8' high sliding glass doors leading to spacious terraces with natural stone flooring overlooking the crescent beach, the sparkling waters of the Atlantic Ocean, the Greg Norman designed championship golf course, and/or the mega-yacht marina

9' plus ceilings throughout living areas with crown molding accents

Master Suite with private terrace

Two Guest Bedrooms with ensuite baths

Open, spacious living areas with balconies on second level

Solid 8' Alder Wood doors

Ceiling fans in the Great Room and Bedrooms

Natural stone flooring throughout, with designer accent inserts in stairs

Custom wrought-iron and hardwood stair railing

Custom designed base and casing

Rounded corner bead throughout

Designer ceiling and wall texture

High efficiency central air conditioning

Pre-wired for television and multi-line telephone system with Internet access

Additional air-conditioned owner storage under stairs



MASTER SUITE

Private Master Suite with sliding glass doors leading to expansive terrace, garden, ocean and ocean front views

Dual wardrobe closets

Spacious Bath with:

- Exotic slab marble vanity with dual under-counter lavatories and brushed nickel faucets
- Natural stone flooring
- Frameless glass shower enclosure with brushed nickel hand-held shower
- Enclosed private water closet area
- Designer mirrors

OWNER STORAGE

- Secured, air-conditioned space

GOLF CART GARAGE

- Golf cart for resort use
- Entry code required

LAUNDRY AREA

- Full-size washer and dryer
- Natural stone flooring

GREAT ROOM & DINING ROOM

- Tongue and groove Cypress ceiling
- 8' high sliding glass doors, leading to wrap-around terraces
- Office work area with granite counter
- Natural stone flooring

KITCHEN

Solid granite countertops and breakfast bar with ogee edge

Natural stone flooring

Top-of-the-line appliances

Solid wood cabinets including:

- All wood, full-extension dovetailed drawers
- Cabinets to 7'6"
- Upper glass cabinets
- Light valance
- Crown molding
- Décor panels (refrigerator and dishwasher)
- Trash pull-out

POWDER / GUEST BATH

- Lavatory with wall mounted Falling Water faucet
- Exotic slab marble countertop
- Floor-to-ceiling custom stone accent wall
- Natural stone flooring

GUEST BATH

- Marble vanity top
- Custom wood cabinetry
- Brushed nickel faucetry and fixtures
- Natural stone flooring

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FLOOR PLAN

Air-conditioned interior living space	2,145 sq. ft.
Average terrace	470 sq. ft.
Golf cart garage	115 sq. ft.
Total:	2,730 sq. ft.

