

# Concrete Investment: Ocean's Edge Resort, St. Kitts

With direct flights from Atlanta to this lush unspoiled island, *TR* landed on a property well worth a second look.

By Beth Weitzman

**Looking for a beachfront investment home?** Then consider Ocean's Edge Resort on St. Kitts—a 40-acre development by Newfound Resorts in conjunction with local island partners. The mountainous and unspoiled island of St. Kitts is one of a handful located in the lush Leeward Islands of the Caribbean. Flanked east and west by the Atlantic Ocean and Caribbean Sea, St. Kitts occupies 23 miles, including a variety of honey-colored and volcanic-sanded beaches, lush deep green mountains and a tropical rainforest.

The area is still relatively undeveloped, making it that much more attractive for smart investors ahead of the curve. In addition to Ocean's Edge, other developments are in progress, such as Auberge Resorts' Sandy Bank Bay and a Mandarin Oriental. Good news for investors (and yachtsmen), a marina also is in the works for the south-east side of the island overlooking Nevis.

A quick 10-minute drive from R.L. Bradshaw International Airport on St. Kitts leads to Ocean's Edge and its idyllic setting. The site of the property is not only breathtaking, but also surrounded by natural unspoiled beauty. It has been accepted into the Green Globe Benchmarking Program, which signifies Newfound Resorts' commitment to the environment.

Situated on Frigate Bay on a dramatic hillside facing the Atlantic Ocean, the property's views are spectacular and so is the privacy. Once construction is complete, the charming community of Ocean's Edge will be home to only 185 homes ranging from one- and two-bedroom beachfront and hillside condos to garden cottages and villas. All residences offer striking views and the essence of luxury living. Buyers may choose to design and/or build their own villas, or select a design to be built for them. Villa owners also can tailor the interiors of all residences to their liking. Whether investors purchase a one- or two-bedroom condo or opt for a cottage or villa, all of the above are outfitted with state-of-the-art appliances and appointments; select properties also will feature private plunge pools.

In addition to the comforts of home, the community will feature several swimming pools, a spa and fitness center, clubhouse, tennis, two restaurants, and close proximity to the Royal St. Kitts Golf Club, one of the most scenic 18-hole golf courses in the Caribbean. The resident concierge can arrange a tee time or another activity, such as sailing, scuba diving, hiking or windsurfing.

A comprehensive property management plan will assist owners in maintaining their residence and overseeing it in a rental program. Maintenance and concierge service ensures stress-free ownership. St. Kitts also offers a Citizenship by Investment Program that entitles persons that make a minimum investment of \$350,000 for an approved island project (Ocean's Edge among them) to apply for citizenship in St. Kitts and Nevis.

Construction is well underway, and the resort is planned to open in mid-2009. To date, approximately 35 percent of the project is pre-sold. ▶

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## Price of Entry

(much less than many nearby island offerings)

**One-bedroom beachfront:** from \$350,000

**Two-bedroom beachfront:** from \$629,000

**Two-bedroom hillside:** from \$551,000

**Villas:** from \$1.4 million to approximately \$1.8 million (includes land)

**For more information,** call 888.450.0080 or visit [oceansedgest Kitts.com](http://oceansedgest Kitts.com).



Ocean's Edge Resort  
Garden Cottages



Ocean's Edge Resort on St. Kitts is surrounded by natural beauty as illustrated in this artist rendering.