Aquamarina Penthouse For Sale
Sint Maarten, St. Maarten, Maho

3,095,000 €

QUICK SPEC

Year of Construction	POA
Bedrooms	3
Half Bathrooms	2
Full Bathrooms	4
Interior Surface approx	421 m2 - 4,542 Sqf.Ft.
Exterior Surface approx	POA m2 - POA Sqf.Ft
Parking	3 Cars
Property Type	Penthouse apartment

TECHNICAL SPECIFICATIONS

Located at the Aquamarina resort in Maho, Dutch St. Maarten, this three level, 400 sq. m penthouse apartment offers stunning water views over the Simpson Bay lagoon and the Caribbean Sea in the distance.
Situated on the top three floors of building X, this stunning home features three bedrooms, four baths, a grand light-filled living area and a private elevator linking the living area to the roof-top terrace and pool.
The main living area features Murano lamp fixtures, a dining area and an open- plan gourmet kitchen with breakfast bar and granite counter tops. Large sliding glass doors open out to a large terrace with beautiful views over the Mullet Bay Golf course and lagoon.
The three beautiful bedrooms each have a private terrace, a walk-in closet in Argentinian wood and adjoining bathroom with shower and tub.
The fabulous roof-top terrace with a 270 ° view is accessed by the elevator and features a swimming pool with LED lighting, a hot-tub, a built-in barbeque area and a glass walled bar and lounge.The property also includes a private dock for boats up to 20 m.The gated residence of Aquamarina offers numerous amenities for guests including a communal pool, fitness room, a private marina with water taxi service, parking and 24/7 security.

PROPERTY FEATURES

BEDROOMS
- Total Bedrooms - 3
- Master Bedrooms -
- Suite -

BATHROOMS
- Total Bathrooms - 6
- Full Bathrooms - 4
- Half Bathroom - 2

OTHER ROOMS

- Fitness center
- Gym
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HEATING AND COOLING

- Cooling Features: Central A/C
- Heating Features: Central Furnace

INTERIOR FEATURES

- Large terrace,
- 24 hour security
- grand light-filled living area and a private elevator linking the living area to the roof-top terrace and pool
- 110V & 220V
- Hurricane Shutters
- The main living area features Murano lamp fixtures, a dining area and an open- plan gourmet kitchen with breakfast bar and granite counter tops.
- Large Sliding Door
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EXTERIOR AND LOT FEATURES

- The property also includes a private dock for boats up to 20 m
- The fabulous roof-top terrace with a 270 ° view is accessed by the elevator and features a swimming pool with LED lighting, a hot-tub, a built-in barbeque area and a glass walled bar and lounge.
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POOL AND SPA

- Swimming Pool
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LAND INFO

- Lot Size: POA m2 - POA Sqf.Ft

GARAGE AND PARKING

- Garage Spaces:
- Parking Spaces: 3

SCHOOL INFORMATION

Education in Sint Maarten is compulsory for children between the ages of 5 and 16:

- Asha Stevens Elementary School
- Caribbean International Academy
- St. Maarten Academy
- Leonard Conner School

AMENITIES AND COMMUNITY FEATURES

- No Annual Real Estate Taxes
- No Capital Gain Taxes
- The estate is within a 10 minute drive of the island's international airport and only minutes from some of the best restaurants, best beaches, golf courses and shopping in the world.

BUILDING AND CONSTRUCTION

- Living: 421 m2 - 4,542 Sqf.Ft..
- Year Built: POA
- Flooring: Marble Flooring
- Levels or Stories: 2
- Structure Type:
- House Style: Estate
- Window Features: Impact Glass

OTHERS

- Golf Views
- Front View
- Panoramic views
- Ocean Front

ABAUT THE AREA

Sint Maarten, part of the Kingdom of the Netherlands, is a country on the southern part of a Caribbean island shared with Saint Martin, a French overseas collectivity. Its natural features span lagoons, beaches and salt pans. The capital, Philipsburg, has cobblestone streets and colorful, colonial-style buildings lining its Front Street shopping area.

Simpson Bay
Although close to the runway at Princess Juliana International Airport, beautiful Simpson Bay has some of the most captivating crystal tidewater out of all the beaches on the island. Swimming and sunbathing aside, other pursuits here include boating, horseback riding and heading behind the scenes of a rum distillery.

Maho & Mullet Bay
Becoming increasingly built-up, Maho's beach is situated at the end of the runway at Princess Juliana International Airport and is famous for its unrivaled plane-spotting opportunities, particularly at the Sunset Bar & Grill

Philipsburg
Philipsburg, the capital of St-Martin/Sint Maarten's Dutch side, sprawls out along a wide arcing bay that mostly functions as an outdoor shopping mall (and red-light district) for cruise-goers. There are some older buildings that survived the hurricanes mixed among the new, but overall the town is far more commercial than quaint. Most of the duty-free shops are along Front St, while one block south, the Boardwalk is jammed with boisterous beach bars.