

# Turtle Tail Estate For Sale

## British Overseas Territories, Turks and Caicos, Providenciales, Turtle Tail

**22,000,000 €**

### QUICK SPEC

Year of Construction	2014
Bedrooms	7
Half Bathrooms	5
Full Bathrooms	7
Interior Surface approx	1,393 m2 - 15,000 Sq.Ft.
Exterior Surface approx	19,020 m2 - 204,732 Sq.Ft.
Parking	2
Property Type	Single Family Room

### TECHNICAL SPECIFICATIONS

Turtle Tail Estate is a dynamic, spectacular villa compound to completely fall in love with, offering complete privacy and seclusion. It combines the personalization of a custom home with the amenities of an ultra-luxury resort, elevated on a magnificent private 4.57 acre peninsula all its own. Masterfully executed on an architectural and interior design level in every sophisticated detail, the property also provides unparalleled infrastructure, multiple pools and even includes a commercial kitchen. With approximately 1'400 of breathtaking, panoramic water frontage and 270 degree views, the property also features an adjacent 75' private dock for yacht mooring. With over 15,000 SF under cover and approximately 10,000 internal SF, accommodations include a 5 bedroom main house (4 King Masters and 1 Twin/King Master – all with en - suite bathrooms and an additional 5 half bathrooms), as well as a fully independent 2 bedroom guest cottage (1 Queen + 2 Twins with kitchen / living room) with on-site staff living and accommodation in the guard house. Amenities include an expansive wrap-around infinity-edge pool with LED lighting, multiple outdoor lounge and daybed areas, fire-pit daybed pavilion, family kitchen and complete separate professional kitchen and outdoor pizza oven, movie theatre, game room, wine cellar, fully equipped gym, spectacular ocean-facing office, fully integrated smart control system and new top-of-the-line audio visual system, 2 car garage, extensive storage, lighted tennis court, hardwood beach-facing deck, staff/guard house and full back-up generator capability.

### PROPERTY FEATURES

#### BEDROOMS

- Total Bedrooms - 7

- Master Bedrooms -
- Suite -

#### BATHROOMS

- Total Bathrooms - 12

- Full Bathrooms - 7
- Half Bathrooms - 5

## OTHER ROOMS

- Commercial Kitchen
- Impressive Great Room
- Formal Dining Room
- Library With
- Media Room
- Guest Cottage
- Game Room
- Wine Cellar
- Fully Equipped Gym
- Spectacular Ocean-Facing Office

## INTERIOR FEATURES

- Amenities Of An Ultra-Luxury Resort
- Masterfully Executed On An Architectural And Interior Design Level In Every Sophisticated Detail
- Fully Integrated Smart Control System And New Top-Of-The-Line Audio Visual System
- Full Back-Up Generator
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## EXTERIOR AND LOT FEATURES

- Elevated On A Magnificent Private 4.57 Acre Peninsula
- 1'400 Of Breathtaking, Panoramic Water Frontage And 270 Degree Views
- 75' Private Dock For Yacht Mooring
- Multiple Outdoor Lounge And Daybed Areas
- Fire-Pit Daybed Pavilion
- Outdoor Pizza Oven, Movie
- Lighted Tennis Court
- Hardwood Beach-Facing Deck
- Staff/Guard
- Beautifully Landscaped Grounds, Gardens And Protected Sandy Shore Provides
- Private Peninsula

## HEATING AND COOLING

- Cooling Features: Central A/C
- Heating Features: Electric, Forced Air, Heat Pump

## POOL AND SPA

- Hot tub
- Wrap-Around Infinity-Edge Pool
- Multiple Pools
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## LAND INFO

- Lot Size: 19,020 m<sup>2</sup> - 204,732 Sq.Ft.

## GARAGE AND PARKING

- Garage Spaces: 2
- Parking Spaces:

## BUILDING AND CONSTRUCTION

- Living : 1,393 m<sup>2</sup> - 15,000 Sq.Ft.
- Year Built:
- Location : TBA
- Topography : Waterfront
- Levels or Stories: 1
- Structure Type: Caribbean
- House Style: Villa
- Furnishing : Furnished

## SCHOOL INFORMATION

Education in Turks and Caicos has a high literacy rate with education free and compulsory between ages 5 and 16:

- The International School of the Turks and Caicos Islands
- Providence International Academy
- Holy Family Academy
- Raymond Gardiner High School

## AMENITIES AND COMMUNITY FEATURES

- Foreigners can buy property in the Turks & Caicos Islands and the Government of the Turks & Caicos Islands welcomes investment from overseas buyers. ... Property can be purchased by an individual or corporation

## OTHERS

- Breakfast Bar
- Fitness Center
- Guest House
- Security System
- Dock
- Gardens
- In-Home Fitness Center
- Media Room / Home Theater
- Screen Room
- Staff Quarters
- Terrace / Outdoor Space
- Wine Cellar / Grotto
- Outdoor Pool
- Private Peninsula
- Butler's Pantry
- Water View
- Waterfront
- Ocean Front
- Ocean View
- Tennis Court

## ABOUT THE AREA

Turks and Caicos is an archipelago of 40 low-lying coral islands in the Atlantic Ocean, a British Overseas Territory southeast of the Bahamas. The gateway island of Providenciales, known as Provo, is home to expansive Grace Bay Beach, with luxury resorts, shops and restaurants. Scuba-diving sites include a 14-mile barrier reef on Provo's north shore and a dramatic 2,134m underwater wall off Grand Turk island

Providenciales, known locally as Provo, is an island in the Turks and Caicos archipelago, in the Atlantic Ocean. It's ringed by soft, sandy beaches, many of them on the north coast. These include expansive Grace Bay Beach, a water sports hub with resorts, shops and restaurants. The island's snorkel sites include Smith's Reef and Bight Reef. The turquoise lagoon of Chalk Sound National Park is dotted with tiny cays.