

# Reef House Estate at Oil Nut Bay For Sale

## British Overseas Territories, British Virgin Islands, Virgin Gorda, Oil Nut Bay

12,500,000 €

### QUICK SPEC

Year of Construction	
Bedrooms	3
Half Bathrooms	1
Full Bathrooms	3
Interior Surface approx	443 m2 - 4,778 Sq.Ft.
Exterior Surface approx	1,618,742 m2 - 17,424,000 Sq.Ft.
Parking	2
Property Type	Single Family Room

### TECHNICAL SPECIFICATIONS

On the eastern tip of Virgin Gorda, in the coveted North Sound neighborhood of the British Virgin Islands, lies a place where life is spent in perfect harmony with the ocean tides. Where world-class architecture rests against a backdrop of white sandy beach, rolling hills, and unspoiled terrain. Spread across 400 pristine acres and entirely surrounded by the Caribbean Sea, Oil Nut Bay is a luxury, multi-generational community offering freehold property ownership and vacation villa rental in one of the most beautiful places on earth. Accessible only by boat or helicopter, Oil Nut Bay is an exclusive, protected paradise for those seeking private island living at its absolute finest. A lush expanse of green topography and rising rocky terrain—both brimming with flora and fauna—unfolds in undulating patterns against the backdrop of a turquoise Caribbean Sea. Waves splash onto cliffsides and roll onto beaches. Whales are seen in their sapphire abyss, vibrant birds pay the island a visit, and turtles and tropical fish share the sea. Gentle trade winds kiss the trees; warm sands caress the toes. This is paradise. This is life at Oil Nut Bay. Oil Nut Bay is a feast for the senses that offers residents and guests alike a profound connection with the natural elements of the Caribbean. Displaying elegant simplicity, Reef House reflects the natural beauty of the surrounding terrain with pod-style living to provide ultimate privacy and highlight stunning views of Necker Island, Eustatia and the reef. Overlooking the Oil Nut Bay Marina Village, this villa includes three spacious bedrooms, each with indoor/outdoor showers and access to private outdoor patios. All rooms are finely decorated with artifacts curated from across the world. Designed as a seaside room, the Great Room houses a large dining area within an airy floor plan and a well-equipped kitchen. An infinity lap pool, media room, and a pair of elevated tiki huts also adorn the property.

### PROPERTY FEATURES

<b>BEDROOMS</b>		• Master Bedrooms -
• Total Bedrooms - 3		• Suite -
<b>BATHROOMS</b>		• Full Bathrooms - 3
• Total Bathrooms - 4		• Half Bathrooms - 1

## OTHER ROOMS

- Great Room
- Breakfast Bar
- Dining Area
- Media Room With State-Of-The-Art Visual And Audio System
- Fully Equipped Laundry Room
- Two Tiki Huts With Lounge Seating
- Laundry Room
- Breakfast Bar
- Plush White Lounge
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## INTERIOR FEATURES

- Open Concept Floor Plan
- Beautifully Designed With Artefacts Collected From Across The Globe
- Large Wall-To-Ceiling Windows
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## EXTERIOR AND LOT FEATURES

- Hidden On The Hillside Overlooking The Caribbean Sea, Eustatia Sound And Oil Nut Bay's Marina Village
- Expansive Terrace With Large Dining Area
- Helipad
- Marina
- The Beach Club
- 20 Minute Boat Ride From The Bvi Beef Island Airport
- 5 Minute Helicopter Ride From The Bvi Beef Island Airport

## HEATING AND COOLING

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

## POOL AND SPA

- Hot tub
- Infinity Lap Pool
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## LAND INFO

- Lot Size: 1,618,742 m2 - 17,424,000 Sq.Ft.

## GARAGE AND PARKING

- Garage Spaces: Two golf carts
- Parking Spaces:

## BUILDING AND CONSTRUCTION

- Living : 443 m2 - 4,778 Sq.Ft.
- Year Built:
- Location : TBA
- Topography : Waterfront, Elevated
- Levels or Stories:
- Structure Type: Beach Villa
- Architectural Style : Contemporary
- Furnishing : Furnished
- Materials - Concrete
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## SCHOOL INFORMATION

Education in the British Virgin Islands is largely free and is a requirement for children ages 5 to 17. The British Virgin Islands has a total of 15 public primary schools and 4 secondary public schools. In addition to the public schools, there are 10 primary private schools and 3 secondary private schools.

- Bregado Flax Educational Center
- Valley Day School
- Cedar International School
- Enis Adams Primary School

## AMENITIES AND COMMUNITY FEATURES

- Foreigners can buy property in the US Virgin Islands and the Government of the US Virgin Islands welcomes investment from overseas buyers. There are no restrictions on foreign buyers acquiring real estate in the US Virgin Islands.

## OTHERS

- Air Conditioning
- Alfresco Dining Area
- Bed and Bath Linens
- Ceiling Fans
- Children Welcome
- Coffee Maker
- Complimentary Watersport Activities
- Fitness Room - Community Shared
- Internet
- Media Room
- Office
- Outdoor Shower
- Patio/Terrace
- Resort Privileges
- Restaurant
- Tennis Court(s) - Nearby
- View - Ocean/Sea
- View - Sunset
- WiFi
- Wine Cooler

## ABOUT THE AREA

The British Overseas Territories (BOTs), also known as the United Kingdom Overseas Territories (UKOTs), are fourteen territories with a constitutional and historical link with the United Kingdom. They are the last remnants of the former British Empire and do not form part of the United Kingdom itself. The permanently inhabited territories are internally self-governing, with the United Kingdom retaining responsibility for defence and foreign relations.

The British Virgin Islands (BVI), officially the Virgin Islands, are a British Overseas Territory in the Caribbean, to the east of Puerto Rico and the U.S. Virgin Islands and north-west of Anguilla. The islands are geographically part of the Virgin Islands archipelago and are located in the Leeward Islands of the Lesser Antilles and part of the West Indies.

Virgin Gorda is a Caribbean island in the British Virgin Islands. It's known for the Baths, a labyrinth of beachside boulders forming a series of pools and seawater-flooded grottoes. White-sand beaches nearby include Spring Bay and Devil's Bay, plus Savannah Bay farther north. In the island's mountainous north, trails lead up Gorda Peak to a lookout tower with views of the scattered surrounding islets.