

# Luxury Boutique Pineapple Estate For Sale

## Leeward Islands, Saint Kitts and Nevis, Nevis, Pinneys Beach

**2,469,738 €**

### QUICK SPEC

Year of Construction	
Bedrooms	6
Half Bathrooms	1
Full Bathrooms	5
Interior Surface approx	POA m2 - POA Sqf.Ft.
Exterior Surface approx	14,164 m2 - 152,460 Sqf.Ft
Parking	1 Cars
Property Type	Single Family Home

### TECHNICAL SPECIFICATIONS

This Graceful House, Whose Cut-Stone Walls Are Accentuated by Aubergine-Colored Wooden Shutters, Is Topped by a Pineapple That Lights Up and Glows at Night and a Bell That Tolls Softly in the Wind. It's an Eccentric Masterpiece a Driveway Sweeps Past a Row of Royal Palms, Leading Through the Lower Property and Wrapping its Way Around to the Upper Lawn. High up on the Mountain, Pineapple Estate and its 3.5 Acres of Grounds Have Uninterrupted Views Across to Redonda and Montserrat, As Well as Antigua on a Clear Day. The Main House, Features an Artful Gold and Green Pineapple on its Roof and Wrap Around Verandahs on Two Levels Offering Views of the Mountain and the Sea. This Is a Home Where Doors Are Thrown Open and Parties Spill out Onto the Terrace. Three Generous Bedrooms, Each With an En Suite Bathroom, all Lead out Onto the Vast Verandah. Downstairs, the Wood-Panelled Living Room Is a Work of Art – Interior Design at its Finest. There Is an Elegant Separate Dining Room With a Chandelier Made of Local Mango Wood, and a Large, Welcoming Kitchen With a Table With Seating for Eight. Pots and Pans Hang Invitingly From Beams Above the Kitchen Island. The Floors of the House Are Hardwood, With the Exception of the Kitchen Which Is Soft-Hued Concrete Tiling. Everything Throughout the Home Has Been Chosen Both for its Purpose and its Beauty: the Light Fittings, the Door Handles, the Crafted Spindles on the Stairs. Close Enough To Be Companionable, Far Enough Away To Feel Private, Sits the Three Bedroom, Two Bathroom Guest House. This Is an Iconic Home in and of Itself, With a Grand Double Front Staircase Sweeping its Way Upstairs to the Three Bedrooms, Two of Which Lead out Onto a Wide Verandah. A Softer Palette Is Used Throughout This House: Soothing Whites and Pale Pinks and Greens, Even a Muted Peach, Give This House a Very Different Feel to Pineapple House Itself. The Kitchen Downstairs Is Cozy, and Spacious Enough for Entertaining. The Lounge Is a Cool, Relaxing Retreat.

### PROPERTY FEATURES

#### BEDROOMS

- Total Bedrooms - 6

- Master Bedrooms -
- Suite -

#### BATHROOMS

- Total Bathrooms - 6

- Full Bathrooms - 1
- Half Bathrooms - 5

## OTHER ROOMS

- Elegant Hall
- Elegant Separate Dining Room
- Great Room
- Panelled Living Room
- Gourmet Kitchen

## INTERIOR FEATURES

- Cut-Stone Walls Are Accentuated by Aubergine-Colored Wooden Shutters
- Topped by a Pineapple That Lights Up and Glows at Night and a Bell That Tolls Softly in the Wind
- Chandelier Made of Local Mango Wood
- Floors of the House Are Hardwood, With the Exception of the Kitchen Which Is Soft-Hued Concrete Tiling

## EXTERIOR AND LOT FEATURES

- Nestled at 1,100 Feet on the Southern Slopes of Nevis Peak, Just Above Golden Rock
- Driveway Sweeps Past a Row of Royal Palms, Leading Through the Lower Property and Wrapping its Way Around to the Upper Lawn.
- Guest House
- Workshop
- Chattel House
- What's Nearby : Memorial Square 2.1 Km, Elquemedo T Willens Park 2.5 Km, Cicely Grell-Hull Dora Stevens Netball Complex 2.5 Km, Villa Grounds 2.6 Km, Bath Stream and Hot Springs 2.8 Km, Nevis National Park 2.8 Km, Fitness Grounds 3 Km, Bath Play Field 3.1 Km, Christy Parris Children Play Field 3.3 Km, Peak Heaven 6 Km
- Beaches in the Neighborhood : Pinney's Beach 50 M, Oualie Beach 4.8 Km, Lovers Beach 6 Km, Newcastle Beach 7 Km, Nisbet Beach 8 Km
- Closest Airports : Vance W. Amory International Airport 6 Km, Robert L. Bradshaw International Airport 19 Km, Franklin Delano Roosevelt Airport 53 Km

## HEATING AND COOLING

- Cooling Features: Central A/C

- Heating Features: Electric, Forced Air, Heat Pump

## POOL AND SPA

- 38 X 20 Feet Swimming Pool

## LAND INFO

- Lot Size : 12,949 m2 - 139,392 Sqf.Ft

## GARAGE AND PARKING

- Garage Spaces:
- Parking Spaces:

## BUILDING AND CONSTRUCTION

- Living : TBA m2 - TBA Sq.Ft.
- Year Built :
- Location :
- Topography : Waterfront
- Levels or Stories : 2
- Structure Type : Villa
- Architectural Style :
- Furnishing : Furnished
- Materials : Concrete

## SCHOOL INFORMATION

The Education System in St. Kitts and Nevis Is Compulsory for Children Between the Ages of 5 and 16.

School Structure: the Education System in St. Kitts and Nevis Typically Consists of the Following Stages:

Preschool Education, Primary Education, Secondary Education, and Tertiary Education.

- George Moody Stuart School
- Maurice Hillier Memorial Junior School
- Immaculate Conception Catholic School
- Montessori St. Kitts International Academy
- St. Christopher's Preparatory School

## LEGALITIES

- Foreigners Can Buy Property in St Kitts and Nevis. As a Foreign National, the Federation of St. Christopher and Nevis (Also Known as St. Kitts and Nevis) Allows a Person the Opportunity To Obtain Citizenship Through its Government Sponsored Investment Program ("the Citizenship by Investment Program"), Regulations for the Citizenship by Investment Program Are Provided for in the Citizenship Act and the Program Is Fully Supported by the Sovereign Government of St. Kitts and Nevis.

## OTHERS

- Golf Nearby
- Mountains
- Rivers
- Private Beach
- Waterfront
- Water View
- Ocean Front
- Ocean View
- Tennis Court
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## ABOUT THE AREA

The Leeward Islands Is a Group of Islands Located in the Eastern Caribbean Sea. The Term "Leeward" Refers to the Direction Away From the Prevailing Winds, as These Islands Are Situated on the Western Side of the Lesser Antilles Chain, the Leeward Islands Extend From the Virgin Islands in the North to Dominica in the South. They Form Part of the Lesser Antilles, Which Is a Chain of Islands Stretching From Puerto Rico to the Coast of South America. The Leeward Islands Are Nestled Between the Atlantic Ocean to the East and the Caribbean Sea to the West.

Saint Kitts and Nevis, Officially the Federation of Saint Christopher and Nevis, Is an Island Country and Microstate Consisting of the Two Islands of Saint Kitts and Nevis, Both Located in the West Indies, in the Leeward Islands Chain of the Lesser Antilles. With 261 Square Kilometres (101 Sq Mi) of Territory, It Is the Smallest Sovereign State in the Western Hemisphere

Nevis Is a Small Island in the Caribbean Sea That Forms Part of the Inner Arc of the Leeward Islands Chain of the West Indies. Nevis and the Neighbouring Island of Saint Kitts Constitute the Federation of Saint Kitts and Nevis, a Singular Nation State. Nevis Is Located Near the Northern End of the Lesser Antilles Archipelago About 350 Kilometres (220 Mi) East-Southeast of Puerto Rico and 80 Kilometres (50 Mi) West of Antigua. Its Area Is 93 Square Kilometres (36 Sq Mi) and the Capital Is Charlestown. Saint Kitts and Nevis are separated by The Narrows, a shallow 3-kilometre (2 mi) channel. Nevis is roughly conical in shape with a volcano known as Nevis Peak at its centre.