PRICKLY BAY WATERSIDE:
Project Overview

Prickly Bay Waterside is a new luxury residential community situated on the stunning island of Grenada. Winner of multiple International Property Awards and American Property Awards, including Best Development and Best Architecture, the high-end project boasts a unique architectural design modeled after a modern nautical theme. Nautical cues can be found everywhere from the stainless steel railings to porthole windows and symbolic masts that resemble those found on mega yachts. The signature design vision results in a sleek, elegant and ultra-modern development that sets the standards for a new wave of contemporary Caribbean design.

The inclusion of new techniques and innovation also provides Prickly Bay Waterside with an outstanding quality of build. The structure features state-of-the-art materials and design technologies including carbon fiber and composite mouldings and balustrades, often used in other high-tech fields like the automotive and aeronautical industries. Prickly Bay Waterside is one of the first developments in the world to feature some of these materials and technologies.

Eventually composed of 78 waters-edge residential units of up to 6,179 sq. feet, Phase 1 is segmented in three styles of residences including Waterside apartments, Spinnaker apartments and Lawn houses, each with its own nautical style. Created to highlight the location’s yachting atmosphere and lifestyle, the units also feature stunning architectural design that maximizes the use of indoor/outdoor living with extensive use of glass doors and generous space all units that provide with outstanding ocean views.

Prickly Bay Waterside development opened its doors for Phase 1 residents in February 2009.

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AWARDS:
Prickly Bay Waterside is the proud recipient of multiple international awards including:

- Americas Property Awards – Best Architecture 2009
- Americas Property Awards – Best Development 2009
- International Property Awards – Best Development 2006
- International Property Awards – Best Architecture 2006
- International Property Awards – Best Developments Caribbean 2006
- International Property Awards – Best Marina Development 2006
- International Property Awards – Best Property Marketing Caribbean 2006
LOCATION:
GRENADA:

Grenada is located in the southeastern Caribbean Sea at the southern extremity of the Windward Islands, only 100 miles north of Venezuela. Known as “The Spice of the Caribbean,” for its large production of spices, with nutmeg being the most abundant spice available, the island enjoys spectacular waters, breathtaking beaches, and excellent weather conditions year round, which average from 75F to 85F year round. Its capital is St. George’s, a picturesque city that has an amalgamation of cultural diversity with French, English and West Indian history.

Grenada has also surged as an up-and-coming international property market. With its undisturbed lands and fields surrounded by beautiful ocean views, the island offers investors and prospect property buyers with unique investment opportunities, extraordinary long-term value and competitive pricing, which separates Grenada from other popular Caribbean destinations.

PRICKLY BAY WATERSIDE:

Prickly Bay Waterside is situated in Prickly Bay located in the Lance-aux-Epines peninsula in the fashionable southern end of Grenada. The seaside town has been a popular yachting destination for over 50 years and has vibrant yachting activity throughout the year. This picturesque and undiscovered location offers its guests and residences a unique lifestyle of relaxation and carefree living on a Caribbean island rich in culture and diversity.

Other notable attractions of Prickly Bay:
- Yachting and sailing
- Twenty minutes away from the bustling town of St. George’s
- Ten minutes from the International Airport
- Historic forts
- Spice market
- Fish market
- Local rum factories
- Grenada's Chocolate Factory
- Grand Etang National Park Rainforest featuring a 30-acre lake, located 1,740 feet above sea level in the crater of an extinct volcano.

ACCESSIBILITY:

Grenada is located 1531 miles from the Floridian coast and is accessible by the Maurice Bishop International Airport, situated less than 10 minutes away from Prickly Bay. Easy access to the island is facilitated by multiple and daily direct flights to and from major U.S. and international cities such as London, New York, Miami, Toronto, and Frankfurt. Direct flights are offered by many of the largest airline carriers, including American Airlines, Virgin Airlines, British Airways, Air Jamaica, Monarch, Air Canada, Skyservice, Condor and connecting flights through neighboring islands (LIAT).

PRICKLY BAY WATERSIDE RESIDENCES:

Showcasing outstanding architectural design, Prickly Bay Waterside residences are segmented into three nautical themed floor plans, including Waterside apartments, Spinnaker apartments and Lawn houses. All apartments and houses are built with the highest quality of design, materials and technologies that make the contemporary properties like no other residential development in the region.
Some features include:
- Ten thousand fiber optic points of light in the base of its Olympic length swimming pool.
- Forty feet private pool on the balcony
- Four meter wide boardwalk along the water's edge
- Private balconies in every residence
- Sliding hatches, made by a yacht builder provide access to apartment’s roofs.
- Private plunge pools on roofs of selected apartments
- Stainless steel louvers located on the exterior of Lawn Houses to help shade the interiors from direct sunlight
- Reinforced concrete floor structures and blockwork walls throughout
- Galvanized steel frames built in England to International standards
- High performance insulation to walls, floors and roofs
- Concealed central air conditioning
- Central solar water heating
- Pre-wired for electrics, TV and telecoms
- Private double car garages in Lawn houses
- Remote control garage doors in Lawn Houses
- Private 4 passenger elevator to all floors in Lawn Houses
- Two 24 hr security guards
- Energy efficient top quality German appliances and kitchens (Miele)
- Energy efficient top quality German windows/frames

PRICKLY BAY WATERSIDE TEAM:

Developer: Prickly Bay Waterside Ltd., www.pricklybay.com


Listing Agent: Blueprint Global Marketing, www.blueprintglobal.com