



## Exchange Cottage

### Property Highlights:

Superb South Coast Location  
Ocean view  
Beachfront  
Walking distance to the beach  
Great Potential as Investment Opportunity



### Gross Land Area:

3969 sq. ft.

### Net Land Area:

N/A

### Floor Area:

3100 sq. ft.

**Property ID:** 1723D

**List Price:** US\$ 1,250,000

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## Description

This prime beachfront property is located on the south coast near to the entrance of St Lawrence Gap, the most popular tourist area in Barbados. It was once a bustling restaurant known at 'David's Place' but it has now been converted to 2 self contained apartments and has the potential to include more apartments. The bar area is still there, so it can be restored to its original use as a restaurant. It can be used for commercial and/or residential purposes.

Built in the early 1900s the building boasts the original thick coral stone walls in some areas and the roof beams are built with steel railway ties. On entering the main door one cannot ignore the breathtaking 180 degree sea views. With the bar area to the left and the kitchen to the right, you walk through a spacious open floor plan. Below is a small 1 bedroom apartment and above is the 2 bedroom apartment with its own entrance. It consists of a foyer, living and dining room area, a galley kitchen, 2 bedrooms and 1 bathroom. It is fully furnished.

This is definitely a great investment opportunity to own a beach front property.

**Sale Price BDS\$2,500,000 / US\$1,250,000**





