



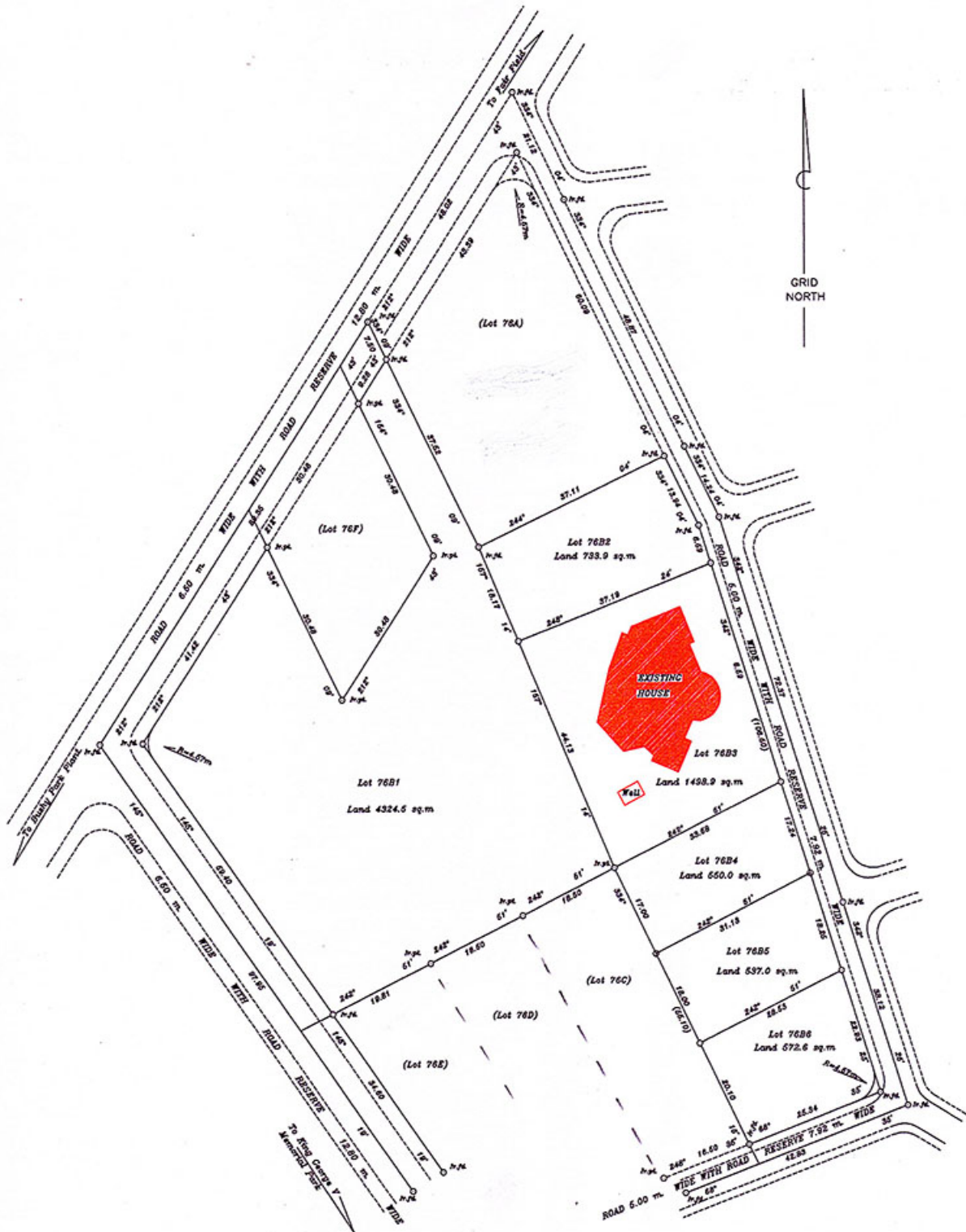
Sanford MillHouse

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DISTANCES ARE IN METRES
AREAS ARE APPROXIMATE
SCALE 1:500

PROPOSED SUBDIVISION OF LOT 76B SANDFORD ST PHILIP INTO 6 LOTS



Sanford MillHouse

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Sanford MillHouse,

Sanford, St. Philip, Barbados, West Indies

Price: \$725,000 USD

Bulk Sales Price for
House and House Lots.
Does not include Lot A.

Description:

One offer from a group of small investors welcome

If you are a small investor, email me today so that I can assist in gathering the contact names of a group of the interested.

SANFORD MILL HOUSE with 3.43 acres land - surveyor plan. (does not include Lot A).

Property: SANFORD MILL HOUSE, Sanford, St. Phillip, Barbados. West Indies

Historic: Barbadian sugar plantation senior officer's yard.

Location: Approximately 15 minutes from Grantley Adams Airport.

3.43 acres land with a single storied masonry dwelling house which incorporated the mill wall into the structures.

Dwelling: 2433 square feet surrounding a beautiful courtyard

Age: Approx. 35 years

Entrance foyer, bar and entertainment area in the mill wall area, 3 bedrooms including ensuite in the master bedroom, fourth bedroom converted to family room/study, powder room/guest bathroom adjoining courtyard, double carport, laundry room, kitchen with built-in oven and counter top range, formal dining room and enclosed sitting room. Double-car garage-sized door leading out to the lawn. Great home for executive entertainment in-house and lawn.

Floors: Reinforced concrete slab finished with ceramic tiles, in bar, kitchen, laundry and bathrooms. Carpet in bedrooms and study. Parquet flooring in living and dining room. Pathway surrounding the Courtyard is red clay blocks.

Roof: Greenheart wood rafters and open beam ceiling in various parts of the house. with Decramastic roof tiles. Needs some work to be done.

All 4 sides of the property, except for the existence of one adjacent lot, are adjacent to well-maintained roads. Water well in yard next to home.

Large trees and numerous coconut trees on land.
Sell lots and live in this spacious home or keep it all!



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Sanford Mill House Lands For Sale By Owners - more info: www.sanfordmillhouse.com
Inventory Sheet: May 1st, 2024 Contact: 1-780-940-8429 Email: sanfordkid@teksavvy.com

Entire Land and House: Does not include Lot 76A.

House and Lands: 1.25 million dollars BDS, still available. 1BDS \$=.50 USD

Lot 76B3 Breezy Side of the Street

With Mill House, Dwelling and Waterwell, 4 bdms, indoor garden, unique hacienda design. Well-built.

Land: 16134 sq ft.

Frontage:

Back: 144.78 ft.

Depth: 122.012 ft. - 110.169 ft.

Land Value alone: at \$19.00 per sq ft. = \$258,000

Price: \$ 595,000 BDS

Lot 76B2 Breezy Side of the Street

Land: 7899.62 sq. ft.

Frontage: 67.35 ft.

Back: 59.612 ft.

Depth: 121.75 ft. - 122.01 ft.

Price: \$19.00 per sq ft.

\$111,000 BDS

Lot 76B4 Breezy Side of the Street

Land: 5920.15 sq ft.

Frontage: 56.56 ft.

Back: 55.77 ft.

Depth: 110.169 ft. - 102.13 ft.

Price: \$19.00 per sq ft.

\$90,000 BDS

Lot 76B5 Breezy Side of the Street

Land: 5780.21 sq ft.

Frontage: 59.87 ft.

Back: 59.05 ft.

Depth: 110.169 ft. - 102.13 ft.

Price: \$19.00 per sq ft.

\$87,000 BDS

Lot 76B6 Breezy Side of the Street

Land: 6163.41 sq ft.
 Frontage: 75.2287 ft.
 Back: 65.944 ft.
 Depth: 93.60 ft. - 83.135 ft.
 Price: \$19.00 per sq ft.
 \$95,000 BDS

Lot 76B3 with house >>>**Lot 76C - Breezy Side of the Street**

Land: 10,199.87 sq. ft.
 Frontage: 54.133 ft
 Back: 60.69 ft.
 Depth: 180.77 ft. - 175.33 ft.
 Price: \$19.00 per sq ft.
 \$122,000.00 BDS

Lot 76D - Breezy Side of the Street

Land: 9871.57 sq. ft.
 Frontage: 54.133 ft.
 Back: 60.69 ft.
 Depth: 175.33 - 170.11 ft.
 Price: \$19.00 per sq. ft.
 \$119,000.00 BDS

Lot 76E - Breezy Side of the Street

Land: 9833.90 sq. ft.
 Frontage: 58.04 ft.
 Back: 64.99 ft.
 Depth: 170.11 ft. - 168.37 ft.
 \$119,000.00 BDS

Special for Developers:

Large Block consisting of Lot 76B + Lot 76F -
 Approximately 55081.03 sq. ft..
 Land: 55081.03 sq. ft.
 Price: \$14.00 per sq ft.
 \$495,000 BDS

Land Subdivided - with Mahogany Trees
 All prices are in Barbadian Dollars
 1 Barbadian Dollar = .50 USD
 E&OE

Certificate of Compliance received for all except for
 Lots 76C, 76D, 76E, 76F. Awaiting Certification of these
 From Town & Country Land Department.

**Lot 76B3 with house**

**YOUR REASONABLE OFFER
 MAY BE OUR SELLING PRICE.**

Contact us today.
 Sanford Millhouse, Barbados
 Web: sanfordmillhouse.com
 email: sandfordkid@teksavvy.com
 Tel: 1-780 940-8429 Whatsapp
 Tel: 1-780 429-1073 Landline



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If you are interested in purchasing, email me so that we can arrange a showing of the property.

Tel: 1-780-429-1073

Cell: 1-780-940-8429 Whatsapp **(24 hrs)**

Email: sandfordkid@teksavvy.com