

# TAMU VILLA

Moonshine Ridge



*Apes Hill Club*  
BARBADOS



**Ground Floor Plan**

Covered Area	2840 sq.ft.
Covered Link	135' x 114'
Covered Link	74' x 100'
Dressing	60' x 126'
Entry/Porch	90' x 100'
Kitchen	166' x 160'
Laundry	101'0" x 62'
Lounge	300'0" x 160'
Master Bath	126' x 710'
Master Bedroom	160' x 180'
Powder Room	90' x 60'
Terrace	298' x 190'
Toilet	62' x 48'

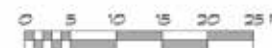
**Lower Floor Plan**

Covered Area	1082 sq.ft.
Bath 2	134' x 54'
Bath 3	710' x 134'
Bedroom 2	184' x 180'
Bedroom 3	134' x 126'
Corridor	40' x 296'
Pump Room	511' x 1410'



Tamu - Lot A13 Apes Hill

Floor Plans (Option 1)



FLOOR PLAN

TAMU VILLA



► FINISHES SCHEDULE

**Roof Finishes:** Cedar Shingle Roof Covering & Torch-On Bitumen, Aluminium Guttering & Downpipes.

**Envelope Finishes:** Impact Resistant Aluminium Sliding Folding Doors, Impact Resistant Aluminium Windows, Render & Superfine Trowel Tex w/Coral Stone Accents, Architectural Aluminium & Glass Handrail.

**Internal Finishes:** Plasterboard Suspended Ceilings and Painted Timber Tongue & Groove Suspended Ceilings, Painted Timber Mouldings, Coral Stone Crown Mouldings & Accents, Painted Internal Doors w/Baldwin Oil Rubbed Bronze Ironmongery, Travertine Staircase Treads & Risers, Architectural Aluminium Handrail, Travertine Flooring Tile,

**Fixed Contents:** Miele Kitchen Appliances (Cooker, Hob, Dishwasher, Microwave, Wine Refrigerator), European Kitchen Cabinetry, Kohler Bathroom Fittings & Accessories, Frameless Glass Shower Screens, Hi Wall Mounted A/C Units to Bedrooms, LED Lighting, Miele Washer & Dryer, Cat 6 Voice/Data Wiring & FTTH (Fibre to the Home) Technology, Wireless Internet System, Wireless Security System.

**External Finishes:** Pool (Diamond Brite & Waterline Tile Finish), Shellstone Tile Pool Deck, Golf Cart Garage & Owners Storeroom, Professional Landscaping w/Irrigation System

◀ MASTER PLAN  
TAMU VILLA



# TAMU VILLA

Moonshine Ridge

The Moonshine Ridge Tamu Villa is developed in conjunction with Gillespie & Steel Architect and offers the purchaser to own a detached Villa in the exclusive Moonshine Ridge community at Apes Hill Club. The Tamu Villa is a 3 bedroom, 3½ bathroom detached Villa with all the style and quality our purchasers have come to expect at Apes Hill Club.

The time is right to invest at Apes Hill Club with construction work on the Country Clubhouse in full swing and completion anticipated for the end of 2016.

The Moonshine Ridge Tamu Villa offers the flexibility of being your vacation home available for your sole use all year around or an investment opportunity that will provide a modest income and capital growth whilst affording you ample time for your own enjoyment.

The tropically landscaped, secluded and private Tamu Villa is being built on lot A-13 and enjoys panoramic views of the West Coast and the Caribbean Sea.

The Tamu Villa accommodates 3 bedrooms, all enjoying en-suite private bathrooms and an open plan flexible living space consisting of the kitchen, dining and living areas. The living spaces open onto a covered verandah and swimming pool deck with a generous pool. A total area of 3,922 square feet.

The standard and quality of finishes are consistent with those expected by our owners at Apes Hill Club, with the Tamu Villa boasting air conditioned bedrooms, solar water heating, LED energy efficient lighting, energy efficient Miele kitchen appliances, traditional cedar shingle roof, coral stone accents, mahogany interior doors and trim, natural travertine stone flooring, Kohler bathroom fixtures and fittings, impact resistant windows and doors as well as fibre to the home technology, wireless internet solution and security alarm.

The Moonshine Ridge Tamu Villa is being offered at US\$2,995,000 off-plan and unfurnished, and



includes one Golf Membership and 1 year of Club Dues, 1 year of Master and Garden Wall Home Owners Association fees, covering general road maintenance, AHC security, property landscape maintenance, property external maintenance, pool maintenance and building insurances, allowing purchasers to enjoy the first year of ownership at Apes Hill Club free of Club & Community related fees.

Your Tamu Villa may be furnished Duty and VAT free, to your specification and taste using a local Interior Decorator, coordinated through Apes Hill Club.



The time is right to invest at Apes Hill Club, please contact our Sales Office for further details or to make an appointment to view.

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