

## FOR SALE



### Prime Guana Bay Lots #2

**Price:** USD 367.500

**Location:** Guana Bay

**Lot size:** 4.209 m2

For Sale: Ocean View Lot – 4,209 m<sup>2</sup> in Guana Bay, Sint Maarten  
Build Your Dream Villa in One of the Island's Most Private Coastal Enclaves Discover the true essence of luxury coastal living with this expansive 4,209 m<sup>2</sup> ocean view lot, perfectly positioned in the serene and exclusive community of Guana Bay. This rare parcel offers the ideal foundation to create your dream estate, where every window, terrace, and poolside view can be framed by the endless blues of the Atlantic Ocean. With a gentle slope and unobstructed panoramic vistas, you'll wake up each morning to the golden glow of the Caribbean sunrise and the soothing sounds of the sea. Whether you envision a minimalist retreat, a sprawling modern villa, or an architectural masterpiece, this lot provides the space and setting to bring your vision to life. □□ Why Invest in Guana Bay? Guana Bay is one of Sint Maarten's best-kept secrets—an exclusive, low-density residential neighborhood known for its



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