



 2 Bedrooms

 2 Bathrooms

Listing Number: 1271

Floor Area: 1,300 sq. ft

Amenities & Property Features

- A/C Bedrooms
- Amenities Nearby
- Appliances
- Ceiling Fans
- Clubhouse
- Elevator
- Generator
- Golf Course On-Site

Description:

Welcome to Rockley Residences

?2 Bedrooms - Prices from US\$442,500

Discover the charm of Rockley Residences, featuring 2- & 3-bedroom condos nestled within the prestigious Rockley Golf & Country Club on Golf Club Road, Christ Church, Barbados. Excitingly, these residences are now available to reserve.

Explore our unit availability and prices in the documents section below. Take a [virtual tour](#) to experience the layout or view a video tour in the tab above.

Key Development Highlights:

Immerse yourself in the allure of 4 four-storey buildings set amidst 3.5 acres of lush landscapes. With a thoughtful design, we present 16 three-bedroom and 24 two-bedroom units, each crafted for comfortable living with ample storage. Embrace an open living plan, creating a seamless blend of style and functionality. Our commitment to a green environment ensures a harmonious living experience without overcrowding.

Unit Sizes:

- 3-bedroom, 3-bathroom units averaging 1,800 sq. ft.
- 2-bedroom, 2-bathroom units averaging 1,300 sq. ft.

Completion Date: Expected in Spring 2025.

Reservation Deposit: Secure your unit with a US\$5,000 reservation deposit.

Early Reservation Incentive: Enjoy a US\$5,000 discount for the first 20 reservations! This discount will be deducted from the last stage payment.

Construction Payments:

- US\$5,000 Reservation Fee (Part of 10% Deposit)
- Signed Purchase Agreement (Balance to make up 10% Deposit)
- At the start of construction: 30%
- 6 months after the start of construction: 20%
- 9 months after the start of construction: 20%
- 12 months after the start of construction: 10%

- 15 months after the start of construction: 7.5%
- On the completion date of the unit as certified by the architect: 2.5%

Main Features:

Location Highlights:

- Proximity to Worthing and Accra Beaches
- Two-minute walk to Supermarket, Restaurants, Bank, Doctor, and Convenience Store
- Easy stroll to the vibrant St. Lawrence Gap nightlife

Onsite Amenities Highlights:

- Elevator in Every Building
- Inviting Swimming Pool and Sundeck
- 9-hole Golf Course Access
- 5 Tennis Courts for Sports Enthusiasts
- Dial-up Security from Gated Entrance

Residence Features:

- Modern Kitchen Appliance Package (Refrigerator, Stove, Dishwasher, Microwave, Washer & Dryer)
- Ceiling Fans in Living Areas
- Air Conditioning in All Bedrooms
- Telephone, Cable, and High-Speed Internet Access

Environment and Sustainability:

- Serene Mature Trees and Gardens
- Sustainable Rainwater Catchment for Irrigation
- Dedicated Potable Water Storage Tanks
- Provisions for Generators and Solar Panels

Management and Convenience:

- Onsite Management for Peace of Mind
- Unrestricted Access to Golf Club Grounds and Restaurant & Bar
- Ample Unrestricted Parking

Common Expenses:

The proposed HOA fees are \$1,100 for a 2-bedroom unit and \$1,400 for a 3-bedroom unit. Please note that these figures are subject to approval once the PUP is appointed. The Common Expenses include:

- Management Fees
- Administration Costs
- Garbage Collection
- Electricity Costs

- Grounds Maintenance
- Pool Maintenance
- Elevator Maintenance
- Roadways and Parking Areas Maintenance
- Insurance of the Buildings and in respect of Public Liability
- Structural and Exterior Maintenance of the Buildings
- Water Rates
- Sewage Disposal
- Other Services as the Board may from time to time decide to provide.

