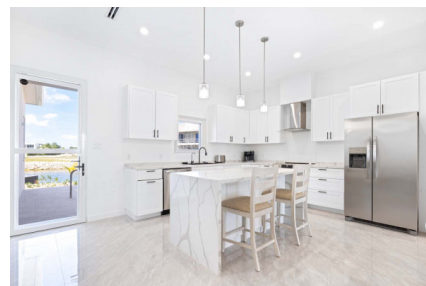


## THE CHANNELS CANAL FRONT HOME - NEW CONSTRUCTION!

Prospect

MLS# 419588

**CI\$1,588,000**





**Tammy Crighton-Buck**  
345-949-5250  
tammycb@crightonproperties.com

This recently completed canal front home on Consort Quay features top quality construction and finishes including 10-foot ceilings, porcelain tiles, stainless steel appliances, and quartz counter tops. The right wing of the house has three bedrooms with en-suite bathrooms, and the left wing has one bedroom and bathroom. With close access to the garage entrance, this bedroom may be used for a guest or nanny suite. The hurricane impact windows have screens, which provide additional protection and allow the option to open the windows to enjoy the Caribbean trade winds when desired. The kitchen, dining room and living room open floor plan is perfect for hosting family and friends. Light-filled spacious living areas and beautiful views of the canal enhance the appeal of island living. A salt water soaker pool and patio are perfect for outdoor entertaining. Dock your boat at the 14-foot Trex dock and enjoy water excursions to Rum Point, Stingray City and the Sandbar at your leisure. Additional features include walk in pantry, air-conditioned garage with storage, Ring security video and audio and furnishings. Conveniently located near schools, supermarkets, restaurants, the Shops at Grand Harbour, the new AL Thompson’s, Spotts Beach and town. Call to schedule a viewing today!

Property Features

Type Residential (For Sale)	Status Current	View Canal Front
Listing Type Single Family Home	Bed 4	Bath 4
Sq Ft 2500.00	Block/Parcel 22D / 385	Area 40
Acres 0.23	Year Built 2025	

Building Features

Dishwasher Yes	Microwave Yes	Oven Electric	Air Conditioning Central
Refrigerator Yes	Washer/Dryer Yes	Pool Yes	Occupant None
Septic Yes	City Water Yes	Dining Area Yes	Kitchen Yes
Living Room Yes	Utility Yes	Garage Yes	Patio Yes

Additional Features

How Shown  
**By Appointment/List**

Zoning  
**Low Density  
residential**

Covenants  
**Yes**

Furnished  
**Yes**

Approx. Water Frontage  
**78**

Construction  
**Block**

Class  
**Existing**

Land Certificate  
**Not Issued**

Possession  
**At Closing**

Foundation  
**Slab**