

Edgehill Estates



BUYER'S GUIDE

Guide to Ownership- Edgehill Estates

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Introduction to Edgehill Estates



Edgehill Estates is a 14 acre development overlooking the Caribbean Sea in the hills above Rio Nuevo, St Mary. This is an exclusive community consisting of 37 lots and only ten minutes from Ocho Rios town center.

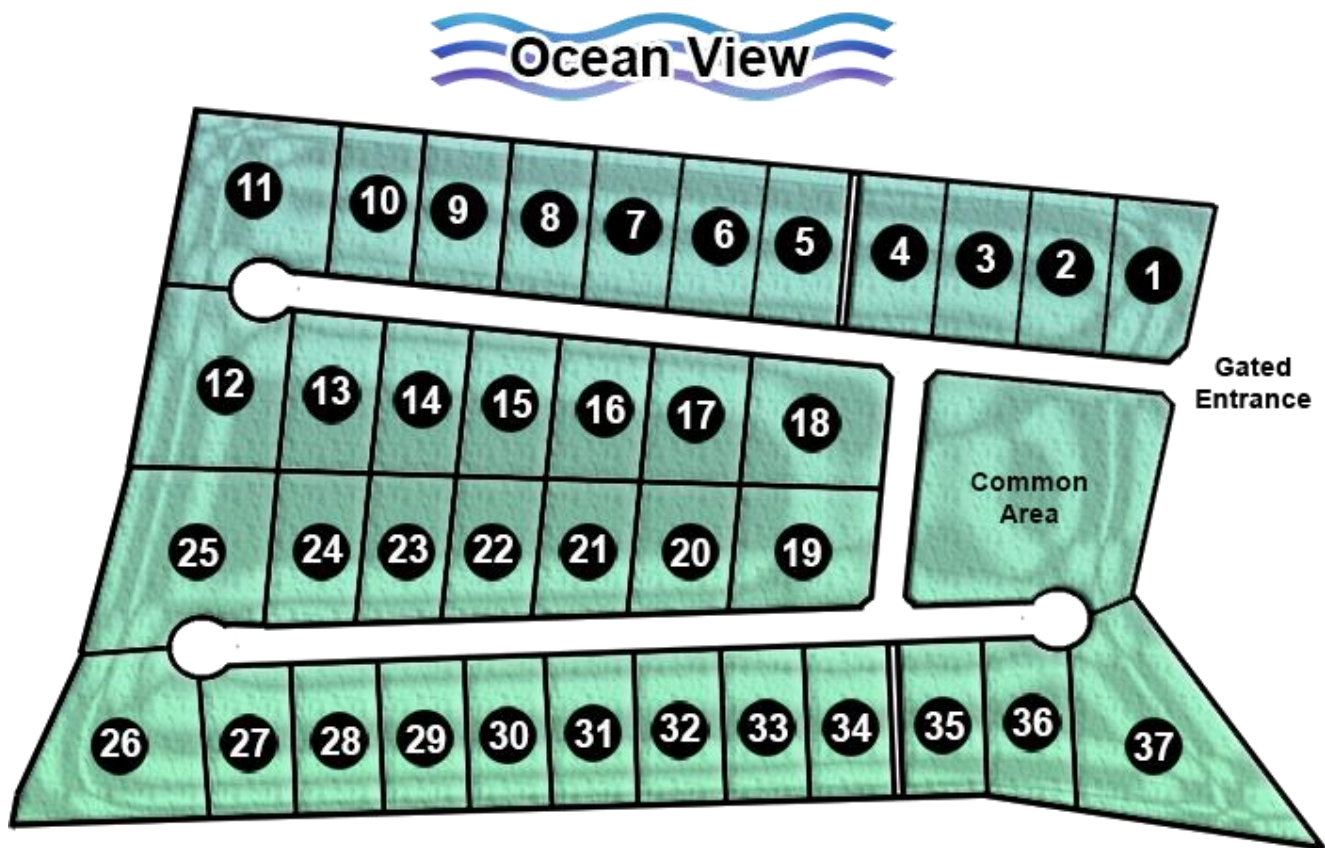
As a returning resident the developer's intention is to create a community with all the modern amenities but with the distinct feel of island life. Each lot has sufficient space for a home garden to create that 'yard' feeling and the beach is only a few minutes away.

We strive to strike the balance between modern living with all modern amenities and Jamaican country life.

This community will comprise of all custom homes uniquely designed by each lot owner. The smallest lot is 1/4 of an acre and lot sizes will vary up to 1/2 an acre.

Homes will be constructed from blocks and mortar. There will be no pre-fabricated homes in this community. This will be a gated and covenanted community to ensure that the value and integrity of the community is maintained.

This community will be gated with 24 hours security and security guard gate. It will feature a modern recreational park and clubhouse.



Model Home Features



Property Details

Beautiful single storey Florida styled three (3) bedrooms, three and a half (3½) bathrooms with beautiful ocean views.

Key Facts

Style: Single Family Home

Bedrooms

- 3 Bedrooms

Bathrooms

- 3 full and one ½ bathroom(s)

Kitchen

- Open Kitchen with breakfast nook, built in solid wood pantry
- Kitchen includes range, microwave, refrigerator, dishwasher and garbage disposal.

Interior features

- Two car garage
- Laundry room
- Underground water tank
- Tray ceiling
- Walk in closet in every bedroom, Master feature his and her closets.
- Open concept modern design with kitchen overlooking living area
- All solid wood cabinets
- Washer dryer hook up
- Blinds/shades/ mosquito mesh
- 24”Porcelain tiles
- Inside utilities include cable, internet.

Exterior features

Beautifully manicured lawn with unique island foliage.

Deco tile roofing

Paved driveway and walkway

Space for outdoor plants and fruit trees.

Community Features

In this lush green community we will encourage all lot owners to be eco-friendly and preserve the natural greenery. The community will be:

- Gated community
- Common area
- Recreational area and clubhouse
- Homeowners Association
- Convenience store

Ownership Guide

Steps to Ownership at Edgehill Estates

1. Select your lot and get pricing.
2. Start working on your initial 15% deposit, this will be paid upon the submission of your application form. This initial deposit will secure a lot at the list price at the time of your deposit. Payment must be made in the form of a managers/cashier's cheque and or a wire transfer can be arranged. (Please contact us for wire and make payable information).
3. Complete your application form.
4. For buyers planning on obtaining a mortgage, please complete the pre-approval process before completing the Edgehill Estates application. Once you are pre-approved and you have your deposit, please complete your application form. From there you are well on your way to ownership at Edgehill Estates. Once your application is submitted it will take anywhere from 30 to 90 days to complete the title process. Full payment is required on transfer of title.

Mortgage Options

Jamaica National Building Society

Sagicor Bank

Scotiabank Jamaica

Contact us

In Jamaica:

Call or text: 876-293-6104

Come take a look at our model homes located at:

Lot#2 & 3
Edgehill Estates
St Mary, Jamaica

In the US call or text: 407-738-5878

Online: leave us at message at edgehillestatesjm.com

Facebook: <https://www.facebook.com/edgehillestatesjm>

We want to talk to you!

Nearby Attractions

1. James Bond Beach
2. Ian Fleming airport
3. Battle site
4. Dunn's River Falls
5. Dolphin Cove
6. Mystic Mountain
7. Ocho Rios Cruise Ship Pier
8. White River Rafting