



1903

MAHOGANY HILL ESTATES
PARADISE

\$3.75 MILLION USD

A rare opportunity to own a gorgeous home in the most well-established neighborhood at Four Seasons, providing the most extraordinary views of the Caribbean Sea. Part of Mahogany Hill Estates, Paradise is a short golf buggy ride to the Four Seasons Resort Nevis and overlooks the expansive green of the Robert Trent Jones II Golf Course.

Fitted with new contemporary great room furnishings, the house couples modern design with traditional whites and various hues of blue to create a clean, yet cozy environment. A sundeck surrounds a lovely infinity-edged pool just steps away from the home's expansive veranda.

Located on one level, the four ensuite bedrooms provide ultimate privacy, especially for the main bedroom with its own veranda and expanded wardrobe room. A second main bedroom for guests offers a lovely private outside porch overlooking the pool. The wide verandas create comfortable outdoor living and dining spaces.

Paradise is artfully designed for you and your guests to choose how they want to experience a tropical paradise – its unique location, high on the slopes of Nevis, ensures panoramas of the sparkling Caribbean Sea, painted sunsets, and vistas stretching all the way to the twinkling lights of Basseterre on St. Kitts.



4

Interior | 4,853 SqFt 450 m2



4.5

Outdoor Patio | 2,923 SqFt 270 m2

Bedrooms | 4

Bathrooms | 4.5



Infinity Pool |



.75 ac

Land | .75 acres 3035 m2

Year Built | 1997

SPECIAL FEATURES:

- Situated on .75 acres; an additional half-acre of land is available across the private neighborhood road from the house with its own garage and permission to build a guest house
- Built in 1997, villa was extended and renovated in 2014 and 2022
- Air-conditioning throughout
- Mature gardens and trees provide shade
- Lanai situated in the front garden could easily be converted into a studio or 1-bedroom suite
- Resort initiation fee waived

For further information on this residence, please contact us:
1-869-469-1093 ▪ nevishouses@gmail.com ▪ nevishouses.com

1903

MAHOGANY HILL ESTATES
PARADISE



FOUR SEASONS AMENITIES:

- Care-free living with full-service housekeeping and landscape maintenance
- Always-on power through Four Seasons back-up power generator
- Resort Club membership initiation fee included; annual dues separate
- Dedicated villa manager looks after your home year-round
- Select room-service options available
- 24-hour Four Seasons Resort security

ECONOMIC CITIZENSHIP
AVAILABLE



SUGAR MILL  REAL ESTATE

For further information on this residence, please contact us:
1-869-469-1093 ▪ nevishouses@gmail.com ▪ nevishouses.com