

# ORANGE HOUSE. ABACO

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Located at the prestigious Great Abaco Club Canal entrance, the Orange House features 58 feet of sheltered, seawall canal frontage, with a nearby sheltered private 20 ft. dock slip with dock. This elegant residence is a fully semi-furnished, split-level style that exemplifies waterfront living, with three spacious bedrooms and three bathrooms, two bedrooms located on [...]

- 3 beds
- 3 baths
- Single Family Home
- Single Family Home
- For Sale Only
- 2585 sq ft



## Basics



### Call us now

Phone: 242.424.4448  
Email: [info@wateredgebahamas.com](mailto:info@wateredgebahamas.com)  
Address: Nassau, Bahamas



**WaterEdge  
Realty**

**Title of Property:** Orange House,  
**Subdivision:** Great Abaco Club  
**Lot Number:** 60  
**Lot Depth:** 100  
**Construction:** Concrete Block  
**Category:** Single Family Home  
**SqFt Total 2nd Floor:** 427  
**Type:** Single Family Home  
**Bedrooms:** 3 beds  
**Area:** 2585 sq ft

**Location:** Marsh Harbour  
**Island:** Abaco  
**Lot Width:** 80  
**Lot Shape:** Irrefular  
**Floors In Building:** 2  
**SqFt Total 1st Floor:** 1557  
**Total Finished Floor Area:** 1984  
**Status:** For Sale Only  
**Bathrooms:** 3 baths  
**Lot size:** 6031 sq ft

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## Property Features

**Amenities:** Kitchen Built-in(s),Main Level Entry,Cable,Partial Furnished

**Style:** Split Level Home

**Sewer:** Septic - Yes

**Laundry:** In Unit

**Road:** Street

**Foundation:** Yes

**Insulation (Ceiling):** Unknown

**Air conditioning (Condo):** Central

**Assessment Includes (Condo):** Maintenance,Landscaping

**Shared Amenities:** Tennis Court(s),Beach

**Exterior Finish:** Finished Concrete

**Water:** City

**Flooring:** Ceramic Tile

**Roof:** Bermuda

**Basement Type:** Slab

**Insulation (Walls):** Unknown

**Outdoor Area (Condo):** Private Yard,Covered Patio,Patio,Porch

**Parking Type:** Open

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## Rooms&Units Description

**Levels per Unit:** 2

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## Miscellaneous



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**Restrictions:** Restr. Covnts,Home Association

**Legal Description:**  
Lot 60, Great Abaco  
Club

**Site Influences:** Adult Oriented,Central location,Easy Access,Family Oriented,View - Ocean,Quiet Area,No Thru Road,Landscaped,Seniors Oriented,Waterfront - Ocean,Road - Paved,Level Lot,Underground Services,Pets Allowed,Gated Community,Canal Front



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