



WONDERFUL

# WESTEND

*Love Beach Bahamas*





WELCOME TO WESTEND

# The quietly glamorous residences to call home in The Bahamas.

Where flawless architecture, awe-inspiring design, lush tropical landscaping and today's most sought-after amenities combine to create timeless beauty and unparalleled comfort. Where style and luxury meet exceptional value.

Where you can simply be... you!



LOVE BEACH

# Where every day is a perfect day.

Westend one-, two- or three-bedroom vibrant condominiums and well-appointed private two-story townhomes are redefining island lifestyle in The Bahamas.

Situated in the exclusive western district of New Providence, they are just a short 5-minute walk from the iconic white sand of Love Beach, where water temperature averages an amazing 80°F year-round.

TripAdvisor raves: "Love Beach is undeniably the cutest beach in The Bahamas."





# Far from noise and crowds, and yet so close to everything.

**FLIGHT DISTANCE**

35 minutes from Miami  
3 hours from New York, Toronto and Montréal  
7 hours from London

**5-MINUTE DRIVE**

to Nassau International Airport

**10-MINUTE DRIVE**

to the world-class Baha Mar resort

**5- TO 10-MINUTE DRIVE**

to the Baha Mar, Albany and Lyford Cay  
golf courses

**30-MINUTE DRIVE**

to Nassau Paradise Island

A destination of choice for the discerning and wealthy

A leading international financial center within  
a tax-neutral jurisdiction

A collection of more than 700 islands  
and 2,000 cays with 320 days  
of sunshine a year

**POLICY**

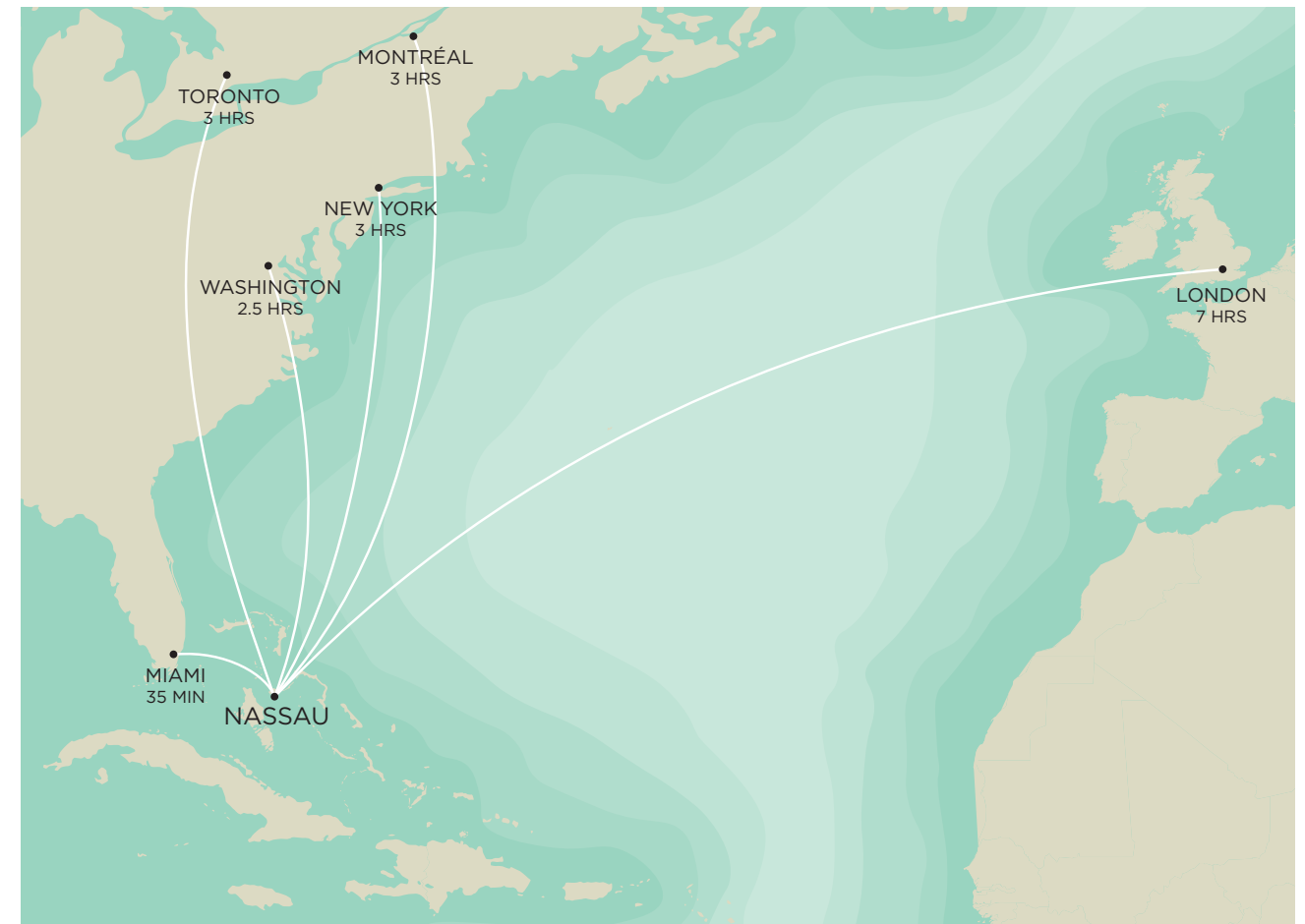
Permanent residency in The Bahamas is granted  
to owners of Bahamian properties valued  
above US\$750K

**CURRENCY**

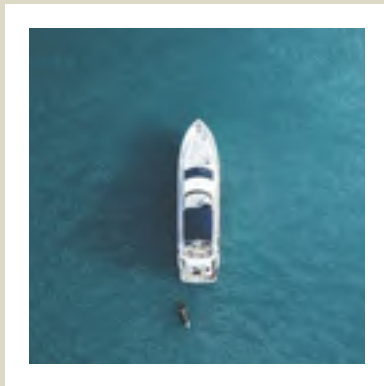
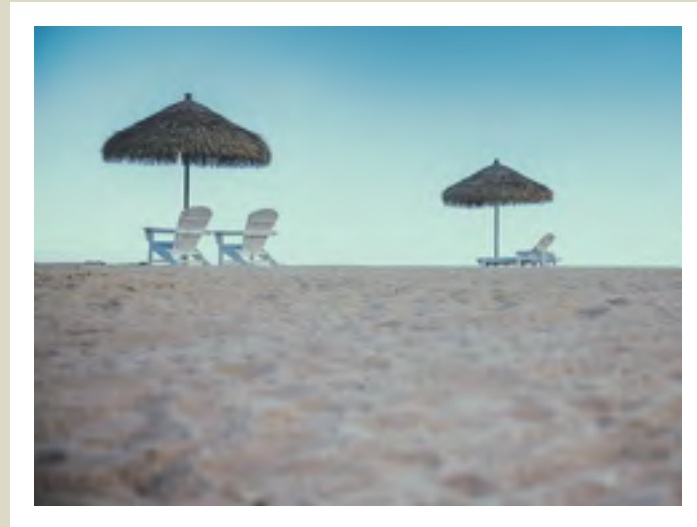
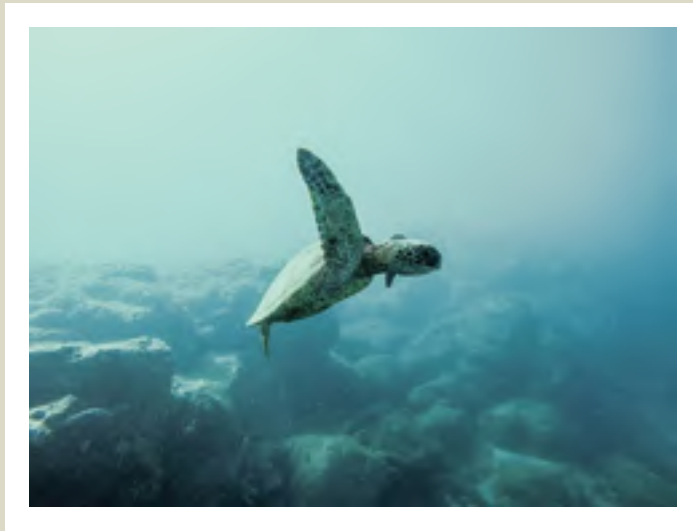
Bahamian dollar pegged to the US dollar

**LANGUAGE**

English







Everybody  
loves The Bahamas,  
a dream of sea  
and sky.





Westend  
is luxury  
redefined

— yours  
to own.





A SHORT 5-MINUTE WALK TO  
LOVE BEACH (ATLANTIC OCEAN)





QUIETLY GLAMOROUS

# Sleek style and unique open floor plan are only the beginning.

With their state-of-the-art fitness center, two luxurious resort-style outdoor pools and jacuzzis with cabanas, and private reception lounge for friends and family, Westend's stunning common areas come together to form a unique and attractive whole. It's all about being in the right place at the right time.

Yours to enjoy!







Exclusive gated entrance and community.





Contemporary one-,  
two- or three-bedroom  
condominiums  
ranging from 850  
to 1,330 sq. ft.







Distinctive two-story, 1,850-sq. ft. townhomes with private pool and garden.





Breathtaking private reception lounge for welcoming friends and family.







Resort-style outdoor pools and jacuzzis with cabanas.





Perfect  
days and  
nights.



WELL-BEING AND DESIGN

# Everything to enhance your life is here.

As dynamic architecture takes center stage, life at Westend unfolds both indoors and out. Cleverly designed units range from 850 to 1,850 square feet. Majestic 10-foot ceilings complement premium hardwood floors that stretch from the foyer to the spacious central living room.

Throughout, sleek design, contemporary floor plans and high-end materials combine to redefine the art of island life.







European-style open floor plan.





Simply superb, casual elegance.



Westend  
is all about  
being at the  
right place at  
the right time.





# The features.

## LOVE BEACH

- / "The cutest beach in The Bahamas." — TripAdvisor
- / "Far away from noise and crowds, and yet so close to everything." — Condé Nast Traveler
- / Short 5-minute walk or 2-minute drive from your front door to the pristine white sand and crystal blue water of Love Beach
- / Classic James Bond movie, Thunderball, was filmed in Nassau and Love Beach in 1965
- / David Bowie, Bob Marley and U2 among others recorded albums at the legendary Compass Point Studios located on Love Beach
- / Atlantic Ocean water temperature averages an amazing 80°F year-round
- / Love Beach is one and a half miles long
- / Love Beach is heaven for surfing, sailing, snorkeling, fishing, kayaking, SUP and, yes, just plain relaxing

## THE PROJECT

- / Ideally located in a sought-after area, within walking distance of iconic Love Beach, with quick access to Nassau International Airport
- / Distinctive residential development featuring 68 luxury one-, two- or three-bedroom condominiums and 12 two-story townhomes with private pool and garden
- / Exclusive gated entrance and community with card access and telephone entry system
- / Manned 24-hour security
- / Superior reinforced concrete construction
- / Private designated parking spaces
- / Resort-style outdoor pools and jacuzzis with cabanas
- / State-of-the-art fitness center with training equipment
- / Spacious reception lounge with kitchen and access to outdoor terrace, for private events
- / Back-up standby generator
- / Flexible rental program available
- / And more

## THE RESIDENCES

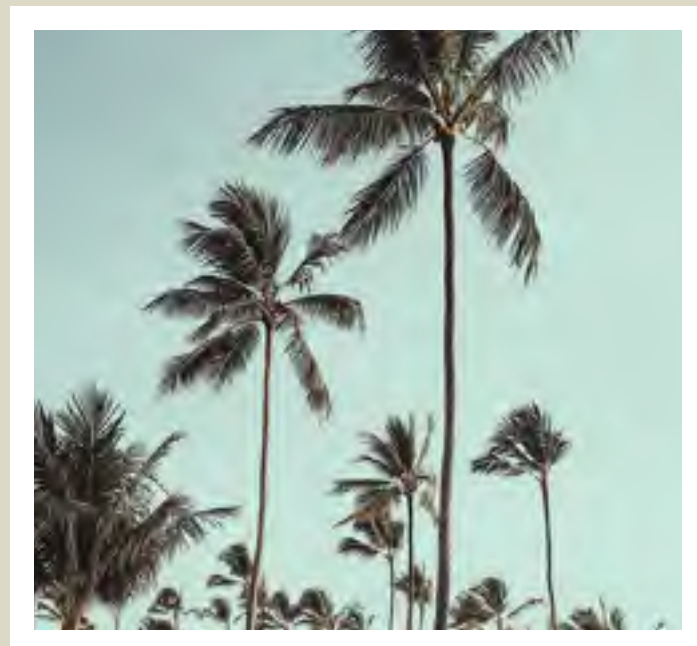
- / Ceiling height of 10 feet
- / Full-height impact glass windows
- / Walk-out balconies and terraces (depending on the unit model)
- / Superior-quality engineered hardwood flooring
- / European-design kitchen cabinetry
- / Central island with quartz counter and backsplash
- / Appliance and furniture packages available
- / Contemporary-style designer vanities, frameless glass shower and alcove bathtub
- / Dual-flush toilet
- / Built-in closet cabinetry (depending on the unit model)
- / Basic home automation system
- / Central air-conditioning
- / And more

## PERMANENT RESIDENCY

- / Established educational, medical and financial infrastructures make The Bahamas a straightforward destination within a tax-neutral jurisdiction
- / Permanent residency in The Bahamas is available to owners of Bahamian properties valued above US\$750K
- / To learn more about The Bahamas' permanent residency policy, please visit: [www.bahamasguides.co](http://www.bahamasguides.co) or speak to our professional sales team



Westend is an exceptional real estate and lifestyle opportunity for first- or second-home buyers in The Bahamas.



WOULD YOU LIKE TO OWN  
A WESTEND RESIDENCE?

PLEASE CALL OR VISIT

Candy Chan  
Marketing Director

Westend Sales Office  
The Lyford Cay Shopping center  
Unit U6, Upper Floor  
Nassau  
The Bahamas

1 242-802-4419  
1 242-802-4419 (WhatsApp)

[info@westendnassau.com](mailto:info@westendnassau.com)

[westendnassau.com](http://westendnassau.com)



# One team. One vision.

## DEVELOPER

### Constantinos Berdanis

Constantinos Berdanis has more than 20 years of experience in real estate development. One of the most well-known and respected developers in The Bahamas, Mr. Berdanis also served on the board of directors of the Sandypoint Homeowners Association representing one of the premier second-home communities favoured by foreign purchasers and wealthy locals. In addition, he has built a number of homes in Sandypoint, one of the most sought-after gated communities in The Bahamas.

## DESIGNER

### Alain Desgagné

Driven by his passion for design and selective about the projects he undertakes, Alain Desgagné has more than 25 years of experience in real estate design. An award-winning designer in the Commerce Design Montréal competition and the Montréal International Design Show, Mr. Desgagné thinks outside the box. The result: an innovative approach that is both simple and different. He creates environments and living spaces that evolve, like the human soul. Over the years, he has collaborated on a number of luxury residential developments in Montréal, Miami, St. Barths, the Dominican Republic and The Bahamas. Alain Desgagné was recently awarded the Pierre-Pagé prize for his outstanding contributions to Canadian design.









*Love Beach Bahamas*