



Baerz & Co

LUXURY HOMES

INTERNATIONAL



PROPERTY BROCHURE



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LUXURY HOMES

BEL OMBRE

61002 - MAURITIUS

\$1,800,000

BEL OMBRE

MAURITIUS



VRAAGPRIJS

\$1,800,000

Soort woonhuis

Villa, House

Woonoppervlakte

273 m²

Perceeloppervlakte

1530 m²



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BEL OMBRE

MAURITIUS

INDELING

Aantal kamers	4
Aantal slaapkamers	3
Aantal badkamers	3
Voorzieningen	Air-conditioning, Fireplace, Double glazing, Sliding windows, Engine generator, Internet, Furnished, Car port, Barbecue, Outdoor lighting, Fire alarm system, Optical fiber, Alarm system, Safe, Caretaker, Security service, Video security, Golf, Swimming pool, Spa, Tennis court, Playground, Helipad, Concierge, Bowling green

DIVERSEN

Onderhoud buiten	Excellent condition
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C.V.

Verwarming	Radiator
Warm water	Hot water tank

GARAGE

Aantal	1
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MAURITIUS

OMSCHRIJVING

Located in the South West of Mauritius, ranked among the best residential golf resorts in the world, this award-winning residence offers a collection of spacious freehold villas with spectacular sea and golf views. Endowed with breathtaking views, this impeccably preserved 2,500-hectare estate offers residents and their guests access to all the services of the Heritage Hotels, the Heritage Golf Club and the C Beach Club, making this living environment all the more more exceptional.

The Villas offer the unique experience of living on the most beautiful golf course in the Indian Ocean, this golf course, designed by Peter Matkovich, having been elected the best golf course in the region for the 5th consecutive year. Living on this estate also means ensuring serenity in your living environment. Indeed, in the long term, a maximum of 288 luxury villas will be built on a 105-hectare subdivision, thus guaranteeing low-density development.

The villas are located on plots ranging in size from 600 m² to over 2,500 m². Each of them has a large terrace and a swimming pool overlooking a magnificent private tropical garden. Each villa is designed to offer optimal views of the spectacular golf course, the mountain or the sea, while the generous outdoor areas of the verandas give a real feeling of space and openness. They are available in a variety of configurations and all offer spacious interiors filled with natural light. Floor-to-ceiling double sliding doors seamlessly connect the main living area with generous outdoor spaces.

Tailor-made villas, to satisfy the individual tastes and needs of buyers, are also available on certain specific plots. Private garages, lush tropical gardens, spacious verandas and beautiful swimming pools complete the offer.

Unequaled advantages are offered to you as soon as you acquire a villa:

- A private 4-seater golf cart
 - A rental pool managed by professionals
 - A well-established owners' association, run by residents •
- Privileged access to Heritage C Beach Club and Château de Bel Ombre
- Heritage Golf Club Membership

- Privileged access to the 5-star Heritage Le Telfair and Heritage Awali hotels
- Privileged access to the heritage nature reserve



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An aerial photograph of a tropical outdoor lounge. In the center is a large, circular fire pit with a bright fire. Surrounding the fire pit are several tables and chairs, some of which are occupied by people. The lounge is enclosed by a low, rustic wooden fence. The background is filled with lush tropical vegetation, including palm trees and dense foliage. The overall atmosphere is warm and inviting.

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