



2 ST. LUCIA AVENUE
KINGSTON 5.

**OFFERS IN WRITING ARE INVITED FOR THE PURCHASE OF
PROPERTIES BEING SOLD "AS IS" UNDER POWERS CONTAINED
IN MORTGAGES**

St. Andrew

Lot 4 Wireless Station Road, Stony Hill, Kingston 9 (Off Diamond Road) –

Five-storey (split level) executive type residence erected on a sloping site. Master bedroom suite with Jacuzzi, five other bedrooms, five bathrooms, entertainment areas with bar, sitting areas on each floor, helper's quarters, double carporte, etc. Land area: 13,155.4 sq. ft., Building area: 11,286.44 sq. ft. Certificate of Title registered at Volume 1100 Folio 277.

Lot # 11 Wedmore Rise, Stony Hill Heights, St. Andrew

Three storey, detached dwelling house consisting of Ground Floor – Entrance porch and foyer, 1 bedroom, 2 bathrooms, tv room, entertainment room, double carport and gymnasium First Floor – Sunken living room, dining room, kitchen, music room, powder room, recreational room, laundry area, utility room, 2 staff bedrooms, staff bathroom (shower stall only) and balcony Second Floor – Master Bedroom suite with sitting area, master bathroom (with Jacuzzi and separate shower stall), dressing area and walk-in closet, 4 other bedrooms, 3 other bathrooms, family room, landing/circulation area. Gross floor area of about 783.0 sq. meters (8,428.21 sq. ft.). Ancillary Building – this is a two storey dog kennel with a gross floor area of about 49.05 sq. meters (528.0 sq. ft.). Total Land size – 2,167.88 sq. meters (23,335.1 sq. ft.). Certificate of Title registered at Volume 1190 Folio #s 711 and 712

Lot # 36 Garden Boulevard, Mona Heights, St. Andrew **Unavailable at this time**

Two Single Storey Residences located on site with several self-contained units consisting of:

Building (Main) #1 – Nineteen Units

Unit 1: Two Bedrooms, one bathroom & kitchen: Units 2 to 5 : Each with one bedroom, one bathroom & kitchen

Units 6 to 8: Three bedrooms, each with one bathroom, shared kitchen & entrance porch: Unit 10: One bedroom, one bathroom & kitchen: Units 11 & 12 : Two music studios with voicing room

Unit 13: One room with external shared bathroom: Unit 14: One bedroom, bathroom & kitchen

Units 15-20: Each with one bedroom, one bathroom & kitchenette

Gross Floor Area approx. 427.5m² (4,602.00 sq ft)

A covered laundry area is attached to the south side of this building.

Building #2

Unit 9: Two bedrooms one bathroom & kitchen

Gross Floor Area Approx.: 30.6m² (329.00sq.ft)

Certificate of Title registered at Volume 931 Folio 249

Lot # 4 Rován Drive, Rován Heights, Barbican St. Andrew - **Under Offer**

Semi-Detached Town House unit consisting of:-

Ground Floor – Entry porch, Lounge /sitting area, helper's quarter /utility room, living /dining area, kitchen, two bathrooms, sunken TV room, laundry room, storage room, sheltered back patio etc.

Upper Floor – Master suite with private sitting/lounge area, bathroom equipped with whirlpool tub and separate shower stall, two other bedrooms, two other ensuite full bathrooms etc.

Gross floor area Approx 340.859m² (3,669.00 sq.ft.) inclusive of entry porch & sheltered back patio

Certificate of Title registered at Volume 1425 Folio 413

New Kingston (Units sold as one)

Strata Lot # 7 Oxford House, #6 Oxford Road, New Kingston, St. Andrew- consists of 3 offices, a reception, passage and rest room; a large office space and a rest room; a passage providing access to the aforementioned and offices in strata lot 8. Gross Floor area 198.07 sq. meters (2,132 sq. ft). Certificate of Title registered at Volume 1094 Folio 887

Strata Lot #8 Oxford House, #6 Oxford Road, New Kingston, St. Andrew - Consists of waiting area, conference room/office and a rest room; 2 small offices, general office area and server room; office space with rest room. Gross Floor area 154.31 sq. meters (1,661.0 sq. ft.). Certificate of Title registered at Volume 1094 Folio 888

Strata Lot #9 Oxford House, #6 Oxford Road, New Kingston, St. Andrew – Consists of 8 Private offices (some with rest rooms), general offices area (with portable light weight 1.0 meter high partition panels), 2 Stationery rooms, reception/waiting area, board/conference room, vault (with Chubb combination lock), male and female rest rooms, kitchen/lunchroom and 2 internal passages. Gross Floor area 406.66 sq. meters (4,377.0 sq. ft.). Certificate of Title registered at Volume 1094 Folio 889.

St. Catherine

Lot #47 & 47A Bellevue Heights, Spanish Town -

Designed and constructed on the land are several buildings having accommodation as follows: **Building 1** – Surveillance tower, a two-storey building at entrance. **Building 2** – single storey warehouse building. **Building 3** – Generator Room. **Building 4** – Single storey office/warehouse building. **Building 5** – Single storey warehouse/customer sales building. **Building 6** – Single storey warehouse building. **Building 7** – Single storey warehouse building. **Building 8** – Single storey warehouse (replaced) building. **Building 9** – partial two-storey building. **Building 10** – partial two-storey retail/showroom/warehouse building consisting of a commodity showroom, open office area, private offices, canteen/lunchroom, storage areas and male & female washrooms. There is also an open-sided shed and a lumber storage rack on the property. Land Area: 4.69 acres. Building Area: Bldg #1-598 sq. ft., Bldg #2-850.4 sq. ft., Bldg #3-149 sq. ft., Bldg #4-12,388 sq. ft., Bldg #5-4,981 sq. ft., Bldg #6-6,912 sq. ft., Bldg #7-6,912 sq. ft., Bldg #8-9,600 sq. ft., Bldg #9-13,504 sq. ft., Bldg #10-31,251 sq. ft. Certificates of Title registered at Volume 1238 Folio 875 and Volume 1421 Folio 54.

Manchester

Lot 341 Star Close, Land Part of Ingleside, Mandeville Manchester -

Three level residence with an underground concrete water tank and kennel:

Lower Level: 2 bedrooms, bathroom, powder room, bar, living room, dining room, storeroom, rear porch

Main floor: 1 bedroom, powder room, living room, dining room laundry room, kitchen

Upper floor: 4 bedrooms, 3 bathrooms, walk-in closet, family room, porch

Land area – 961.721 SQM (10,351.965 sq. ft.), Building area 590,421 SQ M (6,355.292 sq. ft.) Volume 1364 Folio 867

All that Parcel of land No. 16 (Lot No. 20) Battersea Road, Ingleside, Mandeville, Manchester

Bldg. 1 (Residence): 2 level residence, 6 Bedrooms, 5 ½ bathrooms. Kitchen with breakfast nook, patio, swimming pool, pool house, pergola, storeroom, underground concrete tank

Bldg. 2 (Pool House): 2 bedrooms, 1 bathroom, kitchen, 2 utility rooms, storeroom, porch

Land area – 2,159.532 SQ.M (23,254.202 sq. ft.), Building area 641.66 SQ.M. (6,906.84 sq. ft.) Pool House – 77.12 SQ.M. (830 sq. ft.) Volume 1490 Folio 576

**ALL REASONABLE OFFERS WILL BE CONSIDERED
FOR FURTHER INFORMATION, PLEASE CONTACT
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