



## Landmark 4D

4 Landmark Drive, Southampton

**\$1,425,000**

This beautifully renovated Landmark condominium offers an inviting opportunity to enjoy a waterfront lifestyle every day. Imagine enjoying morning coffee on your generous, covered patio, overlooking the crystal-clear turquoise waters of Pompano, South Shore.

Everything in this property is move-in-ready, bringing extra comfort and freshness through the interior – two stylish bathrooms, a new kitchen and laundry, tastefully tiled floors and new doors, windows and air-conditioning. This home is available furnished or unfurnished.

Landmark's amenities extend well beyond your front door: a private swimming beach, neighbouring Whale Bay beach, a communal pool, tennis and pickleball courts, and excellent storage in the former stables. Sheltered parking accommodates your car while you are overseas. The manor house provides a welcoming clubhouse for residents' gatherings, with three guest suites available for visiting family and friends.

Approximately 15 minutes by ferry to Hamilton, 25 minutes by car, Landmark will particularly appeal to those with flexibility in their working day or retirement plans, who value coastal surroundings and amenities over proximity to the city. It also offers an appealing option for investors seeking a home suited to professionals drawn to waterfront living.

### Features

- Bedrooms 3
- Bathrooms 2
- SqFt 1,500
- Maintenance \$812.50pm
- ARV \$43,200
- Land Tax \$1,484
- Leasehold
- AC
- Well
- Covered Patio
- Laundry In Unit
- Pet permitted
- External Storage
- Beach
- Pool
- Tennis and Pickleball
- Bermudian, PRC, Belonger

### Room Sizes

|               |         |           |         |
|---------------|---------|-----------|---------|
| Kitchen       | 14 x 10 | Bedroom 1 | 19 x 14 |
| Living/Dining | 27 x 19 | Bedroom 2 | 12 x 14 |
| Office        | 17 x 12 | Bedroom 3 | 12 x 12 |
| Bathroom      | 10 x 7  | Bathroom  | 10 x 7  |
|               |         | Patio     | 27 x 8  |



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To the best of our knowledge, the information contained herein is accurate; however, we cannot guarantee that it is correct.

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