



LOT 101, WINDY RIDGE

Southern Heights Christ Church

4 bedrooms | 3½ bathrooms | Home Office | Home Gym | Pool | Security System | Fully furnished

BARBADOS

AT A GLANCE

A exceptional home on a well-proportioned lot

An executive residence offering premium finishes with a pool, covered deck, enclosed garage and exceptional everyday functionality.

3,620 sq ft

Total covered floor area

6,945 sq ft

Total lot area including verge and carriageway

3½ bathrooms

Well-appointed family and guest accommodation

6,247 sq ft

Land area

4 bedrooms

Two ensuite bedrooms with air conditioning

19 ft × 13 ft

Approximate pool dimensions



LIVING & ENTERTAINING

Space that brings people together

High ceilings, travertine and porcelain tile finishes, and a generous open layout shape the home's easy, welcoming feel.

The ground floor combines the living and dining room with a family room, breakfast nook and a covered patio for a flow that suits both daily life and entertaining.

Living / dining room: 12 ft 8 in × 30 ft 8 in
Family room: 15 ft × 13 ft



Make great memories in a formal dining room

A warm, elegant dining space that comfortably accommodates family meals and memorable evenings with guests. Positioned within the home's open living layout, it connects naturally to the chef's kitchen and family room, creating an easy setting for both everyday dining and entertaining. Large windows, tasteful finishes and generous proportions give the room a bright, welcoming atmosphere.



A chef's kitchen with real working space

Solid cedar cabinetry, granite worktops and an island with a second prep sink create a kitchen that is equally equipped for cooking and gathering.



KITCHEN & DINING

A great spot for meal prep & entertaining

Bar-height seating invites company into the room, while a generous pantry and adjacent laundry room keep the practical side of the home beautifully organised.

Kitchen: 13 ft 9 in × 11 ft 5 in
Breakfast nook: 10 ft 5 in × 14 ft 2 in



FAMILY ROOM

A cosy family area

A relaxed, inviting space designed for the rhythms of everyday family life. With generous proportions, abundant natural light and direct connection to the home's open-plan living areas, the family room is ideal for movie nights, informal entertaining or a quiet place to unwind. Its flexible layout can comfortably accommodate a large lounge setting, media centre or children's play area while remaining close to the kitchen and dining spaces.



PRIVATE QUARTERS

Four bedrooms, each with room to breathe

The upper level provides a calm family retreat, with two ensuite bedrooms and built-out cedar-frame closets with mahogany doors.

The primary suite includes a walk-in closet and a spacious ensuite bath. Air conditioning serves both ensuite bedrooms for added comfort.

Primary bedroom: 16 ft 8 in × 13 ft 4 in
Walk-in closet: 10 ft 4 in × 6 ft



FLEXIBLE SPACES

A home gym, office and upstairs den

Purposeful rooms give the home the flexibility to support fitness, focused work, gaming, reading or a relaxed second lounge.

The fully equipped home gym is an exceptional convenience. The dedicated home office provides an air-conditioned work zone, while the upstairs den extends the home's informal living space.

Office: 9 ft × 9 ft 4 in



INCLUDED IN THE SALE

Move in and make it your own

The home is offered with its furniture and appliances, allowing a buyer to begin enjoying the property from day one.

The sale includes the home's furniture and appliances, as advised by the owner. The home gym equipment is also presented as part of the property's lifestyle offering.



OUTDOOR LIVING

A private poolside garden retreat

The rear of the home opens to a covered deck, pool and mature tropical planting, perfect for indoor/outdoor entertaining and weekends at home.



A fully fenced backyard and landscaped grounds make the outdoor areas feel private and sheltered and easy to enjoy throughout the year.

Pool: approximately 19 ft × 13 ft
Covered patio: 15 ft 10 in × 12 ft 2 in

STORAGE & PRACTICAL FEATURES

Built to make ownership easier

From the automatic garage door to the large enclosed storage room, the property includes thoughtful utility spaces and protective systems throughout.

- Enclosed two-car garage with automatic garage door
- Large fully enclosed storage room
- Laundry room with sink, cupboards and drying space
- 6,000-gallon potable water tank with solar water heating
- Whole house water filters, security alarm, sensor lighting and insect screens
- Hurricane shutters/panels for the main floor



QUALITY & CONSTRUCTION

A home finished for longevity

The valuation records a sound construction profile and substantial materials that elevate the home beyond the ordinary.

Structure	Reinforced concrete footings, blockwork and suspended upper floor
Finishes	Travertine and porcelain floors, crown moulding and tray ceilings
Joinery	Solid cedar kitchen frames and doors, granite counters and mahogany closet doors
Security	Vinyl sash windows with metal security grills and solid cedar doors
Condition	Recorded as good in an October 2025 valuation
Date Completed	2010



Residential calm with South Coast access

Lot 101 sits in an upper-middle income residential district with access from the ABC Highway or Durants Road.

A secure, well-established setting with the island’s south coast conveniences within easy reach.

Barbados Golf Club	5 minutes away at Durants, Christ Church.
Oistins & Miami Beach	10 minutes away for beach days and dining.
Coverley services	10 minutes away, including shopping and medical services.
Grantley Adams International Airport	15 minutes away in Seawell, Christ Church.



LOT 101, WINDY RIDGE

A complete family home in Southern Heights

3,620 sq ft covered area

6,247 sq ft land parcel

4 bedrooms, 3½ bathrooms, pool and gym

Private viewings available by appointment

Christ Church, Barbados

