

### Lot 63 Lighthouse Estates

Great Location, Beautiful home, fantastic views, constant breezes, easy access and rental income guaranteed. This 4000 sq' waterfront home has it all – 3 bed, 2 ½ baths, bonus room, garage, pool with ½ bath and change room, designer kitchen with 10x7 hidden pantry, 35,000 gal cistern all floors are tiled including garage and all decks. Located in Lighthouse Estates, the house is only a walk from West Bay beach but far enough to not hear the crowds. The roads are paved and well maintained but not through streets so there is little traffic. There are dive sites right in front and the views over the pool go on forever. The owners love this home so much that they would like to lease it back. \$769,000  
Listing# 407 Roatan MLS # 11-328

Google Earth

Latitude 16°16'6.84"N

Longitude 86°35'55.62"W

### Lot 63 Lighthouse Estates Additional Information

Lot size: 75' x 150'	2200 sq feet finished interior living space
2300 sq feet of concrete tiled decks	35,000 gal cistern
Water Filtration	14 x 24 concrete pool
21 x 21 attached garage	400 sq foot unfinished bonus room
3 bedroom	2 ½ bath
A/C in bedrooms	Ceramic tile throughout
Sat TV and Internet	Solid Mahogany doors and cabinets
Granite counters in kitchen and baths	Stainless Steel Kitchen Appliances
Washer Dryer	16KW generator-Powers entire house
HOA: \$700/year	Property Tax:\$265.00/year
Insurance \$616.00/year	Bulldog Security \$79/month