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Nizuc, a former presidential retreat, has been fashioned into a 28-acre residential resort.

A round-up of new oceanfront developments from Anguilla to Belize

By Melissa Gillespie

Whether you're in search of a fractional ownership home situated on the Sea of Cortez or a beachfront villa in the Caribbean, following is a round-up of new luxury oceanfront projects that are under development, undergoing renovation, recently readied for move-in or slated to break ground soon.

NIZUC
RIVERA MAYA, MEXICO

This former presidential retreat has been transformed into a 28-acre residential resort operated by Adrian Zecha's GHM Hotels. A sister property to The Setai in Miami, Nizuc will feature six swimming pools, three restaurants, a cigar lounge and an ecological reserve upon opening next fall. Currently on the market are 160 residential units offering full ocean views and private plunge pools. The one-, two- and three-bedroom configurations range from 1,200 to 4,000 square feet and are priced from \$1.3 million to \$3.5 million. Three beachfront villas consisting of three bedrooms and more than 11,000 square feet of living space are also available starting at \$10 million. Units may be placed into the hotel's rental pool at the owner's discretion.

888.696.4982 | www.nizuc.com

groundBREAKING

CANTOMAR, GUANACASTE, COSTA RICA

A new enclave of homes managed by West Paces Hotel Group, this Costa Rican community, slated for completion in 2010, features spacious beachfront residences, a full-service spa and access to signature golf courses and boating slips at the nearby Flamingo Marina. The Mediterranean-style residences, priced from \$725,000 to \$3 million, are surrounded by tropical landscaping, three infinity-edge pools, streams and pathways leading to the beach. A unique underground tunnel system will allow service staff to move about the property without disrupting homeowners.

|| www.cantomarocean.com

LOS ALTOS BEACH RESORT & SPA, MANUEL ANTONIO, COSTA RICA

Los Altos Beach Resort & Spa offers luxurious oceanfront living surrounded by nature, including a Costa Rican rainforest. Condominiums range from 2,700 to 4,300 square feet. Three-bedroom units are fully furnished and feature spectacular ocean views, and range in price from \$595,000 to \$920,000. Larger fully furnished \$1.75 million penthouses comprise two stories and four bedrooms, and offer breathtaking,



Los Altos Beach Resort features an oceanfront infinity pool, among other amenities.

two-sided ocean views. All owners have the option to enter a rental program. The resort itself features a beach club, a full-service spa and fitness center, an infinity pool, multiple dining outlets, room service and 24-hour security.

|| 800.470.8176

|| www.losaltoscr.com

THE RESIDENCES AT COAST COTTAGES, ST. SIMONS ISLAND, GEORGIA

At the ocean's edge on this small barrier island off the Georgia coast, The Residences will offer three- and four-bedroom floor plans from 2,600 to 3,000 square feet upon completion in 2009. Units will feature marble and pine floors, 11-foot ceilings, and gas-log fireplaces, and grounds will feature a private seaside pool.

The first nine Residences are priced from \$2.4 million to \$3.5 million.

|| 912.638.2755

CAPELLA PEDREGAL, CABO SAN LUCAS, MEXICO

Upon opening this December, Capella Pedregal will encompass the 66-room Capella Resort and Spa, 38 shared-ownership Capella Residences and Casonas, 11 full-ownership Capella Villas and a six-bedroom Capella Estate Villa. The Residences and Casonas are three- and four-bedroom fractional-ownership homes ranging in size from 3,900 to 4,500 square feet and priced from \$475,000 to \$540,000. The whole-ownership Villas offer four- and six-bedroom layouts with 4,500 to 11,000 square feet of space; prices range from \$3 million to \$6.2 million. Capella Pedregal is the only private residence club worldwide to offer shared-ownership interest in a yacht fleet to buyers of fractional- and full-ownership real estate.

|| 877.247.6688

|| www.capellacabo.com



Seaside views are enjoyed from the Coast Cottages at St. Simons Island.

SAN JUAN, NORTH MISSION BEACH, CALIFORNIA

Each of San Juan's 10 oceanfront condominiums features two bedrooms and three baths and is approximately 1,000 to 1,200 square feet in size. Spectacular floor-to-ceiling window and door systems bring the Pacific Ocean landscape right up to your fully furnished residence inclusive of stainless-steel appliances, Italian imported flooring, Brazilian granite and plasma-screen home theaters. Each unit