




Gold Coast

Malmok • Aruba

A tropical beach scene with white sand, turquoise water, and a blue sky with clouds. The text is overlaid on the image.

*A few steps from the ocean ...
A thousand miles from it all ...*



*Bon Bini • Welcome • Bienvenida • Welkom
Bem-vindo • Benvenuti • Willkommen • Bienvenue*

The dream of owning a home on the island paradise of Aruba is a reality and well affordable at the Island's exclusive resort residential community, Gold Coast Aruba.

Gold Coast, consisting of contemporary two and three bedroom Villas, Condos and Town Homes, is located in prestigious Malmok, adjacent to Aruba's signature golf course, a short distance from the scenic northwest coastline and most beautiful beaches and only minutes away from the premier shopping, dining and entertainment areas of Aruba's famous Palm Beach.

Gold Coast offers a fresh concept in resort living appealing to those seeking luxury, style and comfort amongst picturesque plazas, fountains and lush landscaping. The club house offers complete spa services, a state-of-the-art fitness center, 2 tennis courts, swimming pool, restaurant and lounge, and much more. Currently offering 24 hour security, the community is operated by a professional management company offering an extensive variety of Platinum home services including a popular vacation home rental program where participating homeowners have the opportunity to earn additional return on their investment.

We understand that choosing the right community for your future vacation home or investment opportunity can be a daunting process. Gold Coast was conceived with complete attention to your needs as an Island homeowner and investor. No stone was left unturned in regards to quality, design, style, security, and convenience. We already have welcomed more than 260 satisfied homeowners. We are both locally and internationally recognized for our standards of excellence and quality.

Whether one is searching for that perfect vacation retreat, a solid investment, a family legacy, or all three, Gold Coast provides the best of the Aruba experience and the realization of dreams of a lifetime.

Location Map



Why Should You Purchase a Home in Aruba?

- Aruba, as a part of the kingdom of the Netherlands, falls under the Dutch Judicial system. One's individual legal rights are guaranteed and protected all the way to the highest courts of The Hague, The Netherlands.
- Fitch Ratings, a leading global credit rating agency affirms Aruba's "BBB" credit rating with a stable outlook. Aruba's ratings are supported by its relatively high per capita income of over USD. 20,000, (which exceeds the 'BBB' rating requirement), its market-friendly institutional environment based on a well-functioning legal system, rule of law and legally protected rights, and its continued political and social stability.
- Aruba is ranked as one of the safest destinations in the world.
- Aruba's infrastructure provides the latest in advanced telecommunications technology.
- Aruba is ranked at the top among the highest destinations as "The best place to invest in the Caribbean". The market for second homes in Aruba is an emerging market with relative low home prices and high propensity for property value appreciation.
- The properties in the Noord district of Aruba, where the Gold Coast community is located, have experienced an average 6% property annual value increase in the last ten years.
- With proof of home ownership in Aruba, non-residence owners may reside up to 6 months each year in Aruba.
- Homeowners can receive a permanent residence permit as "Retiree" with evidence that one can sustain themselves financially.
- All beaches on Aruba are public. There are no private beaches including those in front of the hotels.
- Aruba is located outside of the hurricane belt.
- There are no legal restrictions on property ownership. The only requirements are a valid Photo ID and evidence of financial resources.
- There are no capital gains taxes when property is registered in the name of an individual.
- Aruba enjoys strong political relations with the USA which has allowed for complete US Immigration and US Customs pre-clearance. Aruba is one of only 3 non-US territories in the world which offers these facilities.
- Our Official language is Papiamentu (Native Language). Our business language is English. Our Legal Language is Dutch. And we also speak Spanish.

Rendering of Master Plan



Eleven Reasons to choose your home in Gold Coast Aruba

1. Gold Coast is located in prestigious Malmok, the most attractive area of Aruba in terms of demand (including demand for rentals) and appreciation of property values, adjacent to Aruba's signature golf course, a short distance from the scenic northwest coastline and most beautiful beaches and only minutes away from the premier shopping, dining and entertainment areas of Aruba's famous Palm Beach.
2. Gold Coast is a resort residential community offering those amenities and services one would expect to receive only at Aruba's luxury resorts.
3. Financing is available: 50% owner's equity, 50% financed by local banks at 7% APR, with duration of minimum 5 years.
4. For those homeowners seeking an additional return on their investment, we offer a full service rental management program with a rental program which has already achieved 50% occupancy rate.
5. Gold Coast has sold more than 280 homes (83%) and delivered more than 260 homes (77%) to satisfied homeowners.
6. The first buyers are already enjoying a 50% appreciation on their value of their properties (Capital gain is not taxed in Aruba).
7. Gold Coast offers a clubhouse complex of amenities anchored by a multi-purpose clubhouse with two tennis courts, swimming pool, state-of-the-art fitness center, and a restaurant with an adjoining function area to host your private events.
8. Gold Coast offers homes where the land upon which the home is located is owned and not leased.
9. We offer furniture packages for each home as well as packages for accessories and housewares with complete interior decoration services.
10. We have state of the art fiber optic technology in each home, allowing for a range of telecommunications and cable TV options and services. In addition, the whole community is Wi-Fi accessible.
11. We are an environmentally friendly community including the use of treated water for all public and common area landscaping. We have a modern sewerage treatment plant for treatment of all community sewerage disposals.

Main Entrance



About The Developer

Malmok Property Development NV, an Aruban company located in Oranjestad, is the developer of the premier residential community of Gold Coast Aruba.

Malmok Property Development NV is a subsidiary of Cas Bon. Cas Bon is a family-owned corporation specializing in residential community development and consists of local investors who have over 20 years of real estate experience in Aruba. The company has developed more than twelve residential communities appealing to both the local and visitor markets. Our residential communities for the local market include Villa Park Paradera, Sabana Villas, Villa Park Tanki Lendeert, Sero Blanco Villas, Bubali Villas, Paramira Villas, Tanki Lendeert Villas, Paradera Villas, among others. For the visitor market, Cas Bon is developing Gold Coast, Opal Residences and O Condominium of which O Condominium is our marquee project.

The range of the projects undertaken throughout the years has resulted in the construction of more than 1,000 homes and has laid a solid and experienced organizational foundation. Today, the company is flexible and keen on adapting to a constantly changing marketplace and consumer demands. The company's biggest asset is the close relationship with its customers, suppliers, employees, banks, and the local community in general.

As the largest construction company of private homes on the island, each year Cas Bon constructs more than 70 quality homes throughout Aruba. CAS BON is considered a solid company that enjoys a very satisfied and growing customer base as well as a stellar reputation among financial institutions.

Mission for Gold Coast

The mission for Gold Coast is to develop a premier residential community by delivering meticulously-designed, high quality homes, infrastructure and facilities, in addition to providing the personal attention and services comparable to that of any of Aruba's five star resorts.

More Than a Promise





Andicuri 1 & 2

65 m² / 700 SQ. ft.



Andicuri Apartment 1 & 2

65 m² / 700 SQ. ft.

1 Bedroom

1 Bathroom

Extra: Balcony or covered terrace

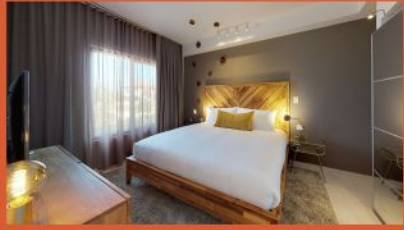
Enjoy elegance and simplicity in this cozy 65m² apartment. The Andicuri is an affordable one-bedroom apartment, perfect for couples or individuals, and is also the ideal size to use as a rental suite. Bright and welcoming, it consists of a kitchenette overlooking the living room, a bedroom with an attached en-suite, and enclosed laundry area.

Located on the 1st, and 2nd floor; all units include a spacious balcony or covered terrace and one outdoor parking space. Whether you want to stay for a few days or a couple of months, our Andicuri apartments have all you need!

Andicuri Apartment 1 & 2



Ground and Upper Floors



Design subject to change at developer's discretion.

Andicuri Apartment 1 & 2

Condominium
65 m² / 700 SQ. ft.

Featuring:

- 1 Bedroom
- 1 Bathroom
- Balcony or covered terrace

Areas:	M ²	Sq. ft.
Enclosed Area	65	700
Total area	65	700

Main

Dimensions:	M	ft
Kitchen	3.75 x 2.80	12.3 x 9.2
Living Room	3.40 x 4.00	11.1 x 13.1
Bedroom	3.40 x 3.80	11.1 x 12.5
Bathroom	1.50 x 3.05	4.11 x 10.0

Extra:	M	ft
Covered Terrace	3.40 x 1.65	11.1 x 5.5
Balcony	3.40 x 1.65	11.1 x 5.5



Boca Prins 1 Single Level Residence Ground Level 90 m² / 972 SQ. ft.



Boca Prins 1
90 m² / 972 SQ. ft.
2 bedrooms
2 baths

The condominium model Boca Prins 1, offers single level residence living for those desiring a convenient and easy-access floor plan. Boca Prins 1, a corner unit on the ground floor with two bedrooms, two bathrooms, offer an airy, open floor plan that allows the kitchen, dining room, and living room to flow seamlessly together while maintaining individual identity. Entertain your guest with BBQ party in your own private backyard.



Design subject to change at developer's discretion.

Boca Prins 1
Condominium
90 m² / 972 SQ. ft.

Featuring:

- 2 Bedrooms
- 2 Baths
- Private Backyard
- Assigned Parking Space

Areas:	m ²	Sq. ft
Enclosed Area	90	972
Total Area	90	972

Main

Dimensions:	m	ft
Living room	3.40 x 3.60	11 x 12
Dining room	3.40 x 3.00	11 x 10
Kitchen	3.40 x 2.90	11 x 9
Laundry	1.70 x 1.00	6 x 3
Entrance	3.40 x 1.50	11 x 5
Master Bedroom	3.40 x 3.75	11 x 12
Master Bath	2.65 x 1.60	9 x 5
Bedroom 1	3.40 x 3.50	11 x 11
Bath 1	2.65 x 1.60	9 x 5
Backyard	11.20 x 4.00	37 x 13



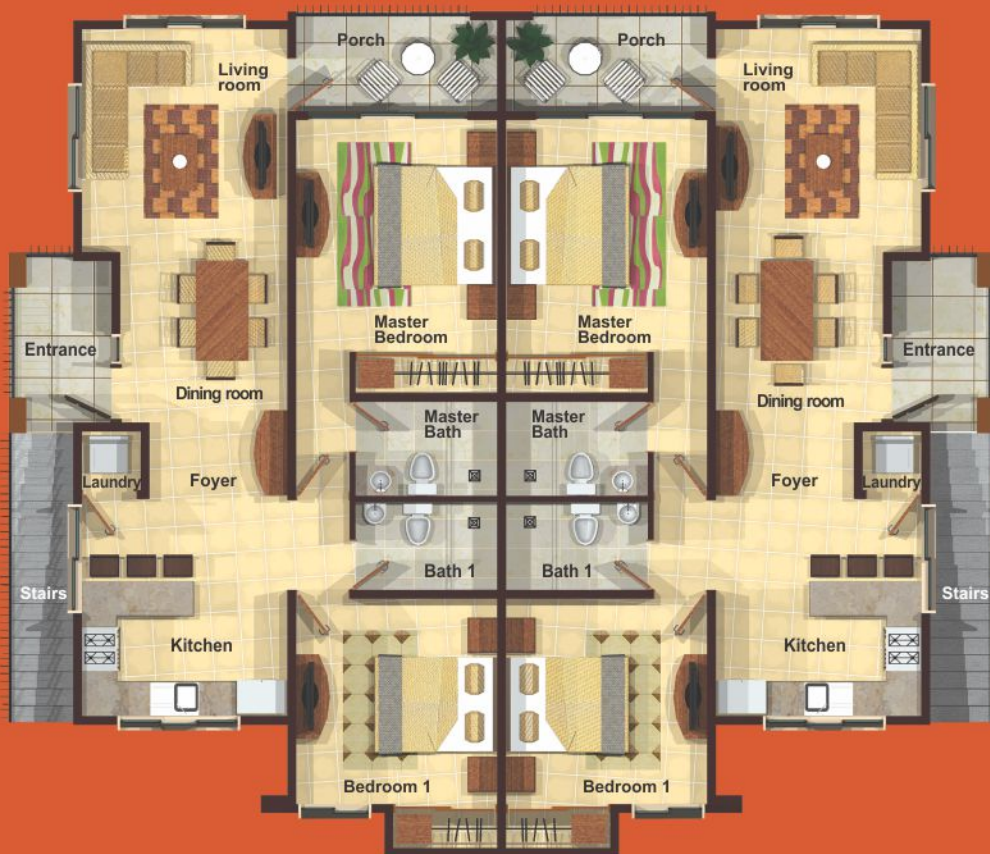
Boca Prins 2

Single Level Residence Upper Level 103 m² / 1,112 SQ. ft.



Boca Prins 2
103 m² / 1,112 SQ. ft.
2 bedrooms
2 baths

Boca Prins 2 is Gold Coast most affordable Condo. It provides an excellent opportunity for those ready to invest in an Island home. Boca Prins 2 Condo is a single level residence corner unit on the upper-floor level with two bedrooms, two bathrooms, and its own private patio. It offers an airy, open floor plan that allows the kitchen, dining room, and living room to flow seamlessly together while maintaining individual identity. Entertain your guest with BBQ party in your own private side-yard.



Design subject to change at developer's discretion.

Boca Prins 2
 Condominium
 103 m² / 1,112 SQ. ft.

Featuring:

- 2 Bedrooms
- 2 Baths
- Covered Porch
- Private Side-yard
- Private Entrance
- Assigned Parking Space

Areas:	m ²	Sq. ft
Enclosed area	90	972
Entrance	8	86
Porch	5	54
Total area	103	1,112

Main

Dimensions:	m	ft
Living room	3.50 x 3.80	12 x 13
Dining room	3.50 x 3.65	12 x 12
Kitchen	3.50 x 4.00	12 x 13
Laundry	1.00 x 1.00	3 x 3
Entrance	1.60 x 2.75	5 x 9
Master Bedroom	3.42 x 3.95	12 x 13
Master Bath	2.40 x 1.60	8 x 5
Bedroom 1	3.42 x 3.50	12 x 12
Bath 1	2.40 x 1.50	8 x 5
Porch	3.42 x 1.75	11 x 6
Side-yard	3.90 x 12.60	13 x 42



Boca Druif 1 & 2

115 m² / 1,240 SQ. ft.



Boca Druif Condo 1 & 2

115 m² / 1,240 SQ. ft.

2 Bedrooms

2 Bathrooms

Extra: Balconies, private rooftop terrace, private patios & elevator.

The last phase of development of the highly successful Gold Coast residential community includes two new stylish additional condo units. The units, 36 in total, with 2 and 3 bedroom options, are located in the Mangroves, V section, on the south side of the residential community.

The spacious one story condos, are tastefully appointed and equipped with the latest energy saving, state-of-the-art appliances. The 2 bedroom Boca Druif Condos are available on both the ground and the upper floors. The ground floor condos enjoy a spacious patio while the upper floor condos feature 2 balconies and a private rooftop terrace overlooking the beautiful outdoors. Enjoy the private roof top terrace designed to comfortably entertain guests or just relax. The condos on the upper floor are also accessible by elevator. The property offers more than 50 parking spaces, at you door step. The pairing of beautiful landscaping with ample parking creates a highly functional yet truly enjoyable recreational living environment.

Boca Druiif 1



Ground Floor

Boca Druiif 2



Upper Floor

Design subject to change at developer's discretion.

Boca Druiif 1 & 2

Condominium
115 m² / 1,240 SQ. ft.

Featuring:

- 2 Bedrooms
- 2 Bathrooms
- Balconies (optional)
- Private rooftop terrace (optional)
- Private patios & elevator (optional)

Areas:	M ²	Sq. ft.
Enclosed Area	115	1,240
Total area	115	1,240

Main Dimensions:

	M	ft
Entrance	1.30 x 2.00	4.2 x 6.5
Laundry	1.10 x 1.60	3.6 x 5.2
Kitchen	2.00 x 3.70	6.5 x 8.9
Dining Room	2.10 x 5.00	6.9 x 16.4
Living Room	3.50 x 5.00	11.4 x 16.4
Master Bedroom	3.80 x 4.00	12.4 x 13.1
Master Bathroom	1.60 x 2.40	5.2 x 7.8
Walk-in Closet	2.10 x 1.97	6.9 x 6.4
Bedroom 2	3.80 x 3.80	12.4 x 12.4
Bathroom 2	1.80 x 2.74	5.9 x 8.9

Upper level Dimensions Only:

	M	ft
Balcony 1	2.70 x 1.34	8.5 x 4.4
Balcony 2	3.60 x 1.55	11.8 x 5.1
Roof Top Terrace	8.00 x 5.00	26.2 x 16.4



Gold Coast
Malmok · Aruba

Boca Grandi 1 & 2

129 m² / 1,390 SQ. ft.



Boca Grandi Condo 1 & 2

129 m² / 1,390 SQ. ft.

3 Bedrooms

2 Bathrooms

Extra: Balconies, private rooftop terrace, private patios & elevator.

The last phase of development of the highly successful Gold Coast residential community includes two new stylish additional condo units. The units, 36 in total, with 2 and 3 bedroom options, are located in the Mangroves, V6 section, on the south side of the residential community.

For those seeking a more spacious footprint, this 3 bedroom Boca Grandi condo is just as beautiful as its 2 bedroom Boca Druiif sister. The stylish 3 bedroom unit would be an excellent family home. The spacious one story condos are tastefully appointed and equipped with the latest energy saving state-of-the-art appliances. The 3 bedroom Boca Grandi Condos are available on both the ground and upper floor. The ground floor condos enjoy a spacious patio while the upper floor condos feature 2 balconies and a private rooftop terrace overlooking the beautiful outdoors. Enjoy the private roof top terrace designed to comfortably entertain guests or just relax. The condos on the upper floor are also accessible by elevator. The property offers more than 50 parking spaces, at your door step. The pairing of beautiful landscaping with ample parking creates a highly functional yet truly enjoyable recreational living .

Boca Grandi 1



Ground Floor

Boca Grandi 2



Upper Floor

Design subject to change at developer's discretion.

Boca Grandi 1 & 2

Condominium
129 m² / 1,390 SQ. ft.

Featuring:

- 3 Bedrooms
- 2 Bathrooms
- Balconies (optional)
- Private rooftop terrace (optional)
- Private patios & elevator (optional)

Areas:	M ²	Sq. ft.
Enclosed Area	129	1,390
Total area	129	1,390

Main

Dimensions:	M	ft
Entrance	1.30 x 2.00	4.2 x 6.5
Laundry	1.10 x 1.60	3.6 x 5.2
Kitchen	2.00 x 3.70	6.5 x 8.9
Dining Room	2.10 x 5.00	6.9 x 16.4
Living Room	3.50 x 5.00	11.4 x 16.4
Master Bedroom	3.80 x 3.80	12.4 x 12.4
Master Bathroom	2.40 x 2.15	7.8 x 7.1
Walk-in Closet	1.50 x 2.00	4.9 x 6.5
Bedroom 2	3.60 x 3.80	11.8 x 12.4
Bathroom 2	1.80 x 2.74	5.9 x 8.9
Bedroom 3	3.65 x 3.80	11.9 x 12.4

Upper level

Dimensions Only:	M	ft
Balcony 1	2.70 x 1.34	8.5 x 4.4
Balcony 2	3.60 x 1.55	11.8 x 5.1
Roof Top Terrace	8.00 x 5.00	26.2 x 16.4



Villa Daimari

200 m² / 2,160 SQ. ft.



Villa Daimari

200 m² / 2,160 SQ. ft.

3 bedrooms

2½ baths

One-car garage and laundry

Our most affordable Villa greets you with plenty of open space. The spacious kitchen opens into a large dining room and living room with adjoining powder room. A master suite and bathroom with a private open balcony is joined by two additional bedrooms, one with a private balcony and another with an optional covered terrace. Enclosed backyard can be enhanced with a private swimming pool. One-car garage and laundry included.



First Floor



Second Floor

Design subject to change at developer's discretion.

Villa Daimari
200 m² / 2,160 SQ. ft.

Featuring:

- 3 Bedrooms
- 2½ Bathrooms*
- 2 Balconies
- One-car garage and laundry
- Lanai (optional)

Areas:	M ²	Sq. ft.
Covered Area	167.20	1,806
One-car garage	25	270
2 Balconies	7.80	84
Total area	200	2,160

Main Dimensions:	* Design modification optional	
	M	ft
Entrance	3.01 x 1.51	10 x 6
Foyer	2.72 x 2.20	9 x 7
Living Room	4.35 x 4.77	15 x 16
Dining Room	4.45 x 5.47	15 x 18
Kitchen	3.70 x 4.42	15 x 10
Powder Room	1.50 x 1.40	5 x 5
Laundry	0.83 x 1.38	3 x 5
Master Bedroom	4.45 x 3.60	15 x 12
Master Bathroom	3.10 x 1.70	10 x 6
Walk-in Closet	1.35 x 3.02	4 x 10
Bedroom 2	4.62 x 3.20	15 x 14
Bedroom 3	4.50 x 3.68	15 x 14
Bathroom 2	2.70 x 1.47	9 x 5
Garage	3.65 x 6.80	12 x 22
2 Balconies (each)	2.90 x 1.45	10 x 5



Villa Basiruti

200 m² / 2,160 SQ. ft.



Villa Basiruti
200 m² / 2,160 SQ. ft.
3 bedrooms
2½ baths

Light and airy are key to the design of this quality Villa. An open floor plan on the first level makes room for a generous kitchen that opens into the dining and living rooms with adjoining powder room. Upstairs you will find the master suite with private balcony, walk-in closet, and bathroom with large garden tub. Second and third bedrooms, one featuring a private balcony, are also located on the second floor, as well as additional full bathroom. Enclosed backyard can be enhanced with a private swimming pool. A one-car garage and a separate laundry room are also available.



First Floor



Second Floor

Design subject to change at developer's discretion.

Villa Basiruti
200 m² / 2,160 Sq. Ft

Featuring:

- 3 Bedrooms
- 2½ Baths*
- 2 Balconies
- Walk-in Closet
- Garage optional
- Lanai optional

Areas:	m ²	Sq. ft
Covered Area	190.48	2,057
2 Balconies	9.52	103
Total Area	200.00	2,160

Main

Dimensions:	m	ft
Entrance	3.88 x 2.00	13 x 7
Foyer	3.88 x 2.62	13 x 9
Living Room	4.88 x 4.85	16 x 16
Dining Room	4.10 x 4.35	14 x 14
Kitchen	4.54 x 2.90	15 x 9
Bath 1	1.57 x 1.50	5 x 5
Laundry	2.30 x 0.96	8 x 3
Master Bedroom	5.15 x 4.35	17 x 14
Master Bath	3.55 x 2.10	11 x 7
Walk-in Closet	3.40 x 1.55	11 x 5
Bedroom 2	4.85 x 3.60	16 x 12
Bedroom 3	3.22 x 4.78	11 x 16
Bath 2	1.72 x 3.55	6 x 11
2 Balconies (each)	1.40 x 3.40	5 x 11

* Design modification optional



Villa Catalina

250 m² / 2,700 SQ. ft.



Villa Catalina
250 m² / 2,700 SQ. ft.
3 bedrooms
2½ baths

Plenty of Caribbean sunshine will greet you in this Villa that features plenty of windows. An open floor plan on the first level makes room for a generous kitchen that opens into the dining and living rooms with adjoining powder room. The second floor allows for a grand master suite with large bathroom, walk-in closet and a private balcony. A second and third bedroom with an additional bath are also located upstairs. One-car garage and laundry area are included. Enclosed backyard can be enhanced with a private swimming pool.



First Floor



Second Floor

Design subject to change at developer's discretion.

Villa Catalina
250 m² / 2,700 Sq. ft

Featuring:

- 3 Bedrooms
- 2½ Baths*
- 2 Balconies
- Walk-in Closet
- One-car Garage & Laundry
- Lanai Optional

Areas:	m ²	Sq. ft
Covered Area	213.55	2,306
One-car Garage	26.37	285
2 Balconies	10.08	109
Total Area	250.00	2,700

Main	Dimensions:	
	m	ft
Entrance	3.87 x 2.00	13 x 7
Foyer	3.87 x 2.62	13 x 9
Living Room	5.35 x 4.85	18 x 16
Dining Room	4.86 x 4.85	16 x 16
Kitchen	4.34 x 4.25	14 x 14
Powder Room	1.57 x 1.50	5 x 5
Laundry	2.85 x 1.05	7 x 3
Master Bedroom	5.65 x 4.85	19 x 16
Master Bath	3.40 x 2.10	11 x 7
Walk-in Closet	2.05 x 3.40	7 x 11
Bedroom 2	3.48 x 4.85	11 x 16
Bedroom 3	3.85 x 4.77	13 x 16
Bath 2	3.55 x 1.72	8 x 6
2 Balconies (each)	1.40 x 3.60	5 x 12
Garage	3.85 x 6.85	13 x 23

* Design modification optional

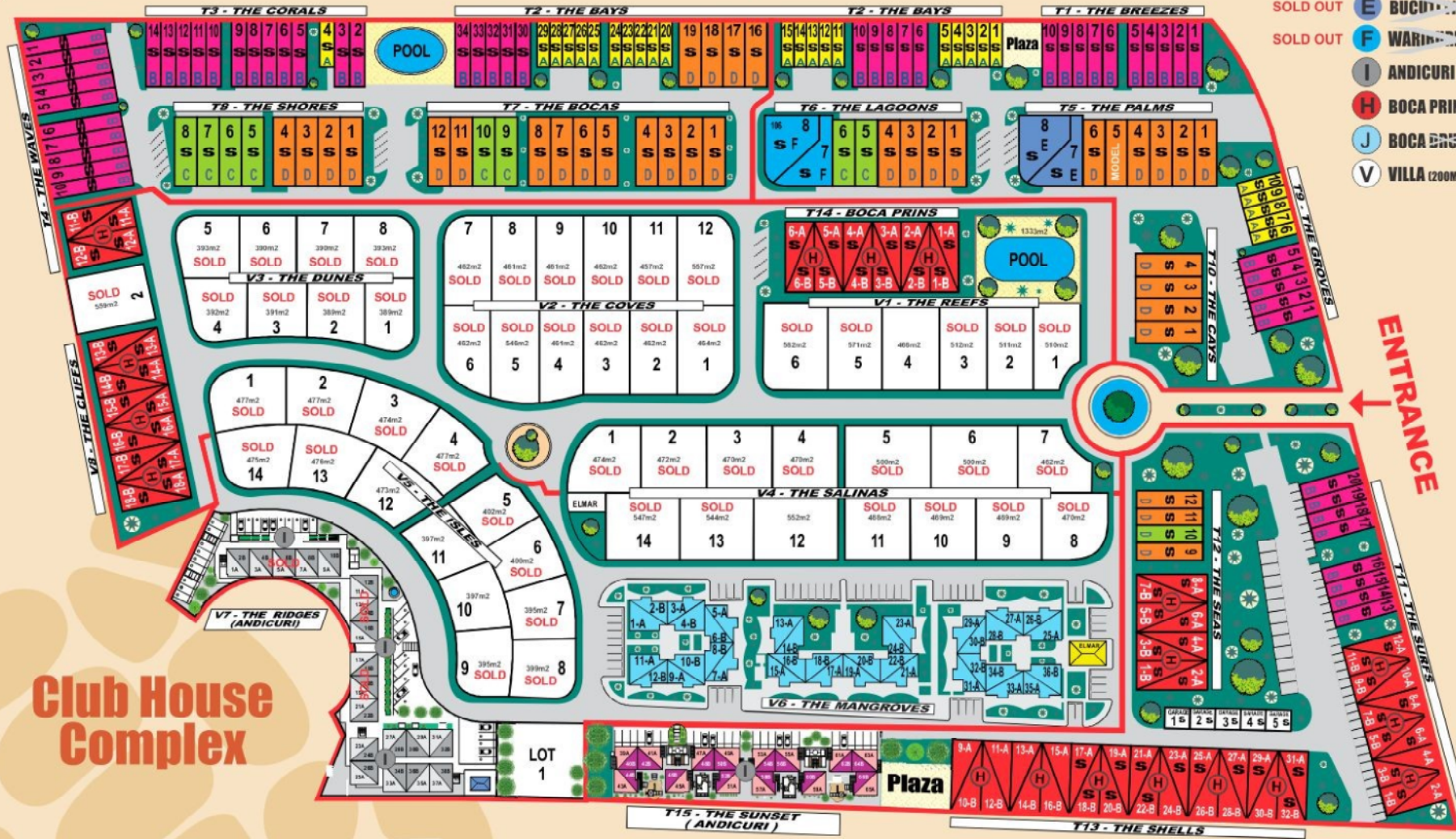
Reference Map



18 Hole Championship
Golf Course

TDS

- SOLD OUT **A** QUADRANT (15M²)
- SOLD OUT **B** COLORED (15M²)
- SOLD OUT **C** BUSHING (15M²)
- SOLD OUT **D** MANCHES (15M²)
- SOLD OUT **E** BUCHE (15M²)
- SOLD OUT **F** WARREN (15M²)
- I** ANDICURI (165M²)
- H** BOCA PRINS (90M²/103M²)
- J** BOCA GOLF & GRANDI (115M²/129M²)
- V** VILLA (200M²/350M²)



**Club House
Complex**

ENTRANCE



The Clubhouse



The Clubhouse

Gold Coast offers amenities one can expect to find at a 5-star resort. As an owner at Gold Coast you will enjoy a stylish community amenity complex anchored by a multi-purpose clubhouse with two lighted tennis courts, swimming pools, state-of-the-art fitness center, retail area, business center, a restaurant with an adjoining function area to host your private events as well. The clubhouse is surrounded by lush landscaping and offer beautiful vistas of Aruba's natural beauty. The management office along with on site concierge and rental offices is located at the Clubhouse.

Exceeding Expectations



Included Features

Full Customer Service Program

- Including:
 - Pick-up Service
 - Site Tour
 - Project Presentation
 - Pre-construction Conference
- Manufacturer's warranties
- Builders structural warranty
- Financing Available

Structural Features

- Insulated Concrete Block T-Foundation
- Insulated Concrete Slab Floor Reinforced with Steel
- Eight and Six Inch Exterior Concrete Block Walls
- Six and Four Inch Interior Concrete Block Walls
- Steel Reinforced Structural Concrete Beams
- Hip Roof with Conventional Wood Roof Framing
- Individual Rafters Fastened with Steel Rod and Fully Sealed with Concrete
- 110 Volt Ground Electrical Service
- 220 Volt Connections for A/C Units and some appliances
- Under Slab Termite Protection
- Under Slab Moisture Barrier

Energy Saving Features

- Solid Eight and Six Inch Exterior Concrete Block Walls
- Split Unit Air Conditions
- Programmable Thermostat
- Weather stripping on exterior doors
- Energy Savings Water Heater
- Dryer Vented to Outside
- Copper Wiring (per plan)
- Propane Gas Conduit Installation for Stove and Dryer, (per plan)
- Tinted Windows and Door Glasses

Kitchen

- Pre-Wired for Built In Microwave
- Energy Efficient Dishwasher
- Easy Maintenance Cabinetry
- Easy Maintenance Laminate Countertops
- Stainless Steel Bowl Sink
- Kitchen Faucet
- Water Line for Ice maker

Baths

- Bathtub in Master Bath (per plan)
- Vanity Sinks, Toilets with Accessories
- Bath Faucets Shower Features
- Easy Maintenance Cabinetry (per plan)
- Oversized Glass Mirrors (per plan)
- Exhaust Fans in Baths (Per Plan)
- Ceramic Tiled Shower with Enclosure (per plan)
- Operating Window (per plan)

Interior Features

- Ceilings with Moldings
- Wall-to-Wall Ceramic Tile in All Rooms
- Decorative Baseboards
- Solid Mahogany Wood Panel Front Door
- Paneled Interior Doors (Solid Core)
- Mirrored Closet Doors (per plan)
- Sliding Aluminum Glass Doors (per plan)
- Interior Door Hardware
- Aluminum Window Frames
- Telephone Outlets & TV Outlets in All Bedrooms and Living Area
- Electrical Pre-Wiring For Automatic Garage Door Opener (per plan)
- Full Washer and Dryer Hookup
- Interior Paint Colors in Designer Choices

Exterior Features

- Roof Covered with Ceramic Roof Tiles (per plan)
- Paved Driveway, Front Walk and Entry
- Irrigation System Front Yard
- Landscape Package (Front Yard Only)
- Covered Front Entry
- Garage (Per Plan)
- Manual Raised Panel Aluminum Garage Doors (per plan)
- Exterior Door Hardware
- Weatherproof Exterior Outlets
- 2 Exterior Hose Bibb
- Decorative Exterior Wall Front Lights (per plan)
- Designer Exterior Color
- Full Stucco Exterior
- Concrete Block Fencing (except front yard)

ADDITIONAL FEATURES

In addition to the "Included Features", the following are also included:

- Architectural Drawings
- Building Permit
- Exterior Light Fixtures and Installation (per plan)
- Depending of the Type of Unit and Model, a Maximum of Two Front Wall Light Fixtures (Entrance)
- Additional Fixtures (of the Same Type) are Available at a Fee
- All front Light Fixtures Must be uniform throughout the community
- Custom Mailbox with Address Plate

Note: Not all features apply to all models. Dimensions, features and specifications are approximates and are subject to change without prior notice.



A tropical beach scene with white sand, turquoise water, and a blue sky with white clouds. The sand in the foreground is textured with small ripples. The water transitions from a shallow turquoise near the shore to a deeper blue further out. The sky is a vibrant blue with scattered white clouds.

Walking home should feel this good

An island so warm ...

A lifestyle so me...

A place so mine

Gold Coast
Malmok · Aruba

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