

GATEWAY ASCENDANCY LTD. DISTRESSED PROPERTY LISTING

June, 2025

[illegible]

New Providence Listings

SalCo Realty (New Providence)

Sally Hutcheson 242.357.8106/242.328.6672

| PROPERTY ADDRESS | PROPERTY DESCRIPTION | PROPERTY TYPE | ASKING PRICE | Available For Viewing Yes/No | MLS # | GPS |
|---|----------------------|---------------|--------------|---------------------------------|-------|--------------------------|
| Lot 19 Block 9 Calvin Street, Village Estates | 3 bed, 2 bath | Single Family | \$172,000.00 | Yes | 56741 | 25.3258, -77.19673 |
| Lot 8 & 9 Block 12 Eastern Estates | 3 bed, 2 bath | Single Family | \$237,000.00 | No | | 25.029676, -77.276315 |
| Lot 11, Block 19, Carew Street, Shirley Heights | 3 bed, 1 bath | Mixed Use | \$187,000.00 | Yes | | 25.35269,-77.2005 |
| | | | | | | |

1 OAK Bahamas (New Providence)

Matt Sweeting 242.676.6767 / 242.808.6868

| PROPERTY ADDRESS | PROPERTY DESCRIPTION | PROPERTY TYPE | ASKING PRICE | Available For Viewing Yes/No | MLS # | GPS |
|---|--|----------------------------|--------------|---------------------------------|-------|--------------------------|
| Lot 75, Block 1, Gamble Heights | 3 bed, 1 bath | Single Family | \$234,000.00 | Yes | | 25.132.45 -77.2059.09 |
| Lot 11, East Street and Wilson Tract | Vacant Land | Vacant Land | \$41,000.00 | Yes | 52948 | |
| Lot 7, Block 6, Nassau East North Subdivision | 6 bed, 5 bath | Single Family | \$357,000.00 | Yes | | 25.037677 -77.274983 |
| Lot 8, Hummingway Subdivision, Coral Harbor | 3 bed, 2 bath | Single Family | \$252,000.00 | No | | |
| Lot 1716 Pinewood Gardens Subdivision | 3 bed, 2 bath | Single Family | \$79,000.00 | No | | 25.023391, -77.332979 |
| Lot 123 Seven Hills Estates Subdivision | 3 bed, 1 bath Unit 1, Unit 2 1 bed, 1 bath | Single Family/ Mult-Family | \$130,000.00 | Yes | | |
| | | | | | | |

TR Associates (New Providence)

Vincent Pratt 242.427.0767 - David Lunn 242.427.4177

| PROPERTY ADDRESS | PROPERTY DESCRIPTION | PROPERTY TYPE | ASKING PRICE | Available For Viewing Yes/No | MLS # | GPS |
|---|--|---------------------------|--------------|---------------------------------|-------|--------------------------|
| Lot 3, Portion of Allotment 67, Fox Hill Allotments | Vacant Land | Vacant Land -Multi Family | \$105,000.00 | Yes | | 25.015933 -77.311280 |
| Lot 54 South Beach Allotments | 3 bed, 2 bath 4 Units 1 bed, 1 bath (Incomplete) | Multi Family | \$424,000.00 | Yes | | 24.995807, -77.364564 |
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Kikivarakis Properties (New Providence)

Taryn Hinsey 242.424.0434 / 242.327.0399

| PROPERTY ADDRESS | PROPERTY DESCRIPTION | PROPERTY TYPE | ASKING PRICE | Available For Viewing Yes/No | MLS # | GPS |
|---|---|---------------|--------------|---------------------------------|-------|--------------------------|
| Lot 1988, Pinewood Gardens | 6 bed, 5 bath | Single Family | \$120,000.00 | No | 52074 | |
| 720 feet Southwards of Carmichael Rd., Western District | Vacant Land | Multi Family | \$180,000.00 | Yes | | 25.006800, -77.421100 |
| Lot 24 Armbr Close Subdivision, Eastern District | Unit 1 1 bed 1 bath, Unit 2 1 bed 1 bath, Unit 3 2 bedroom 1 bathroom, Unit 4 i bedroom and half bath | Fourplex | \$302,000.00 | Yes | | 25.039754, -77.299627 |
| Lot 11 Mount Tabor Estates East Addition | 2 bed, 2 bath | Single Family | \$147,000.00 | Yes | | 25.034200, -77.320500 |
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| Realty Solutions (New Providence) | | | | | |
|--|--|----------------------------|--------------|---------------------------------|--------------------------------------|
| Steven Cartwright 242.427.5525 / 242.601.3598 | | | | | |
| PROPERTY ADDRESS | PROPERTY DESCRIPTION | PROPERTY TYPE | ASKING PRICE | Available For Viewing Yes/No | MLS # GPS |
| Lot 3282/83 Tamarind Street, Sir Lyden Pindling Estates | 3 bed, 2 bath | Single Family | \$157,000.00 | No | 25.025028, -77.322182 |
| Lot 287 Gilbert Street, Kennedy Subdivision | 3 bed, 1 bath | Single Family | \$146,000.00 | Yes | 60826 25° 2'1.80"N , -77° 19'59.77"W |
| Lot 8, Block 63, Englerston Addition Subdivision | Unit 1 - 2 bed, 1 bath, Unit 2 & 3 - 1 bed, 1 bath | Multi Family/Triplex | \$146,000.00 | Yes | 25.0819 -77.346792 |
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| In House (New Providence & Family Islands) | | | | | |
| Gateway Ascendancy Ltd 242.422.0753/242.424.8960 | | | | | |
| PROPERTY ADDRESS | PROPERTY DESCRIPTION | PROPERTY TYPE | ASKING PRICE | Available For Viewing Yes/No | MLS # GPS |
| Lot 98A Fraziers Hog Cay, Berry Islands | Vacant land | Vacant land | \$49,500.00 | No | 49168 |
| Lot #4424 & 4425 Bahama Sound #6 Exuma | Parcels of land | Vacant Land | \$50,000.00 | Yes | |
| Lot #24 Burns Pond Rd, Eleuthera | Parcel of land 9,623 sq ft | Vacant Land | \$12,000.00 | Yes | |
| #B-5715 Bahama Sound Sec. 8 Exuma | Parcel of land | Vacant Land | \$20,000.00 | Yes | |
| Lot 18B, Off Marshall Road | Vacant Land | Vacant Land | \$100,000.00 | No | 46290 25.006927, -77.352526 |
| Lot C Redland Acres | Vacant Land | Vacant Land | \$52,000.00 | No | 25.038707, -77.331185 |
| Portion of Lot 27, Pinedale Subdivision | TBA | Multi Family/Mixed Use | \$244,000.00 | No | |
| Lot 15, Frelia Subdivision | 3 bed, 2 bath | Single Family | \$219,000.00 | No | |
| Lot 1583 Pinewood Gardens Subdivision | 3 bed, 2 bath | Single Family | \$110,000.00 | No | |
| Lot 7 Jasmine Drive | 3 bed, 2 bath | Single Family | \$193,000.00 | No | |
| Lot 66 Section 1 Gamble Heights Subdivision | Unit 1 2 bed 1 bath, Unit 2 1 bed 1 bath | Multi Family | \$127,000.00 | No | 58214 25.024765, -77.352122 |
| Lot #3 of Allotment 67, Fox Hill | Vacant Land | Single Family | \$105,000.00 | No | |
| Lot 313 Yamacraw Beach Estates | 2 bed, 2 bath | Single Family | \$250,000.00 | No | 25.021708, -77.293398 |
| Lot 1, Cyclops Subdivision | Vacant Land | Vacant Land | \$102,000.00 | No | 54597 |
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| Family Island Listings | | | | | |
| HG Christie (Abaco) | | | | | |
| Dwayne Wallas 242.359.6046 / 242.367.5454 | | | | | |
| PROPERTY ADDRESS | PROPERTY DESCRIPTION | PROPERTY TYPE | ASKING PRICE | Available For Viewing Yes/No | MLS # GPS |
| Lot cont 13,878 sq feet portion of Grant B-84, Blackwood | Vacant Land | Vacant Land | \$10,000.00 | Yes | 46348 |
| Lot # 59, Crossing Rocks | Vacant Land | Vacant Land | \$25,000.00 | Yes | 48122 |
| Lot 15, Green Turtle Estates, Abaco | 3 bed, 2 bath | Single family/Multi-family | \$243,000.00 | No | 61489 26.768944 -77.325362 |
| Lot 120 Murphy Town Crown Allotment, Murphy Town, Abaco | Duplex | Multi-Family | \$135,000.00 | No | 26.331111, -77.06282 |
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| Holowesko Realty (Eleuthera) / (Andros) | | | | | |
|---|---|--------------------------|--------------|---------------------------------|----------------------------|
| Ken Andrews 242.438.3870 | | | | | |
| PROPERTY ADDRESS | PROPERTY DESCRIPTION | PROPERTY TYPE | ASKING PRICE | Available For Viewing Yes/No | MLS # GPS |
| Lot 14 & 15 Smith's Way Cargil Creek (Andros) | Single Family 3 bed, 2 bath | Residential | \$159,202.00 | No | 54692 |
| Lot Lowe Sound Andros | 3 bed, 2 bath | Residential & Commercial | \$115,000.00 | Yes | 54079 |
| Lot 11 Cargill Creek Andros | 4 bed, 3 bath | Residential & Commercial | \$135,000.00 | Yes | 54093 |
| Queen's Highway Green Castle | Vacant Land | Vacant Land | \$40,000.00 | No | 49168 |
| Lot containing 15,973 sq. ft, The Bluff, North Eleuthera | 2- 2bed, 1 bath | Duplex | \$169,000.00 | No | 53061 |
| Lot Tarpum Bay, Eleuthera | Vacant Land | Vacant Land | \$42,000.00 | No | |
| Lot 14 Rainbow Bay, Eleuthera | Vacant Land | Vacant Land | \$25,000.00 | Yes | 53902 |
| Lot 1, Block 49 of Section E, Eleuthera Island Shores Subdivision | 3 bed, 2 bath | Single Family | \$151,000.00 | Yes | 61764 -25.2248, -76.327 |
| Lot 50, James Cistern, North Eleuthera | 4 bed, 2 bath | Residential | \$144,000.00 | No | 25.1974, -76.2225 |
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| Coldwell Banker (Long Island) | | | | | |
| Jeanette Knowles 242.472.8459 / 242.337.6100 | | | | | |
| PROPERTY ADDRESS | PROPERTY DESCRIPTION | PROPERTY TYPE | ASKING PRICE | Available For Viewing Yes/No | MLS # GPS |
| Lot in Glinton's Long Island | Residential Lot | Single Family | \$155,000.00 | Yes | 56545 |
| Lot of land designated as Parcel 20 part of Crown Grant No.D1 60 in the settlement of Scrub Hill, Long Island | 3 bed, 2.5 bath | Single Family | \$150,000.00 | Yes | 59217 |
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| A La Carte Bahamas Realty (Grand Bahama) | | | | | |
| Naisha Russell 242.727.2493/242.373.4663 | | | | | |
| PROPERTY ADDRESS | PROPERTY DESCRIPTION | PROPERTY TYPE | ASKING PRICE | Available For Viewing Yes/No | MLS # GPS |
| Lot 12 & 13, Block 3, Bahama Reef Yacht & Country Club, Section 2 | 6 bed, 6.5 bath | Single Family | \$370,500.00 | Yes | 58695 |
| Lot 2 Block 4 Harbour West Subdivison | 3 bed 2 bath home. Two 1 bed 1 bath units | Single Family | \$115,000.00 | No | 46232 |
| Lot 205 East Section 4 Adventurer's Way | 3 bed, 1 bath | Single Family | \$93,000.00 | Yes | 60348 |
| Lot 38 Freeport Ridge Subdivision | Vacant Land | Vacant land | \$20,400.00 | Yes | 48759 |
| Lot 78 East Beach Drive, Caravel Beach Subdivision Section 1, situate with the "Port Area" | 3 bed, 2 bath | Single Family | \$152,000.00 | Yes | 60345 |
| Lot 21, New Freetown Subdivision | 3 bed, 2 bath | Single Family | \$108,000.00 | No | 56368 26.610329 -78.361315 |
| Lot 5 Unit 1 Regency Park Subdivision | 2 bed, 2 bath | Single Family | \$78,000.00 | Yes | 58028 |
| Lot 10, Block 5, Unit 1, Derby Subdivision | Vacant Land | Vacant Land | \$59,000.00 | No | |
| Lot 2, Block 7, Section B, Royal Bahamia Estates, reeport,GB | 3 bed,2 bath | Single Family | \$158,000.00 | No | 60345 |
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| Engel & Volkers Bahamas (Long Island) | | | | | |
| Cheryl De Goicoechea 242.357.1064 | | | | | |
| PROPERTY ADDRESS | PROPERTY DESCRIPTION | PROPERTY TYPE | ASKING PRICE | Available For Viewing Yes/No | MLS # GPS |
| 5 Acres Tatnalls, Scrubh Hill Long Island | Parcel of Land | Vacant Land | \$25,500.00 | Yes | 45954 |
| Benzie Road, Hamilton's Long Island | Vacant Land | Vacant Land | \$35,000.00 | No | 49702 |
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| Sands & Solutions Bahamas Realty Ltd. (Grand Bahama) | | | | | | |
| Telesha Sands-Pinder 242.727.9475 | | | | | | |
| PROPERTY ADDRESS | PROPERTY DESCRIPTION | PROPERTY TYPE | ASKING PRICE | Available For Viewing Yes/No | MLS # | GPS |
| Lot 150 Block 7 Bahamia West Subdivision | 3 bed, 3 bath | Single Family | \$279,000.00 | Yes | 54641 | 26.502701, -78.723106 |