PRIVATE ISLANDS INC.

ROYAL ISLAND

NORTH ELEUTHERA, BAHAMAS



430 ACRES · FREEHOLD

OVER 10 MILES OF OCEAN FRONTAGE

25.515°N 76.841°W

ELEVATION — SUMMIT 72 FT



THE ESTATE

At a Glance

LOCATION	North Eleuthera, Bahamas
TENURE	Freehold
LAND AREA	430 acres
FRONTAGE	Over 10 miles
VILLAS	Five beachfront villas
SUMMIT	72 ft

ACRES, ONE FREEHOLD ISLAND

The whole island under a single freehold title — resort, harbour and headlands in over ten miles of ocean frontage.

ISLAND VITALS

PRICE
NOT PRINTED

ACREAGE
430 acres

TENURE
Freehold

FRONTAGE
Over 10 miles

SUMMIT
72 ft

WATERS
Great Bahama Bank

www.privateislandsonline.com/caribbean/bahamas/eleuthera/royal-island

REGION — THE BAHAMAS

The Bahamas is an archipelago of some 700 islands and cays off Florida, where freehold title and a mature private-island market have drawn estate buyers for generations. Eleuthera pairs long, quiet shorelines with real infrastructure — international air service, working harbours and the community of Spanish Wells.





THE ISLAND

A Resort That Runs Today

Royal Island operates now as an ultra-exclusive, turnkey resort — staffed, serviced and ready from the day of purchase. A private chef, full security and a dedicated guest-experience team run the island, and a private catamaran and sports facilities are included in the operation.

THE APPROVALS

Marina & Golf, Already Approved

What sets Royal Island apart is what is already entitled: approvals for a 100-slip marina inside the natural harbour and an 18-hole Jack Nicklaus championship golf course. Years of bureaucratic hurdles that face a new island developer are already cleared.

THE VILLAS

Five Beachfront Villas

Five luxury one-bedroom villas sit directly on the beach, each with expansive wraparound decks. Behind them, the Welcome Centre houses spa rooms, a professional gym and a guest house — the working core of the resort.

THE SOCIAL HEART

Restaurant, Bar & the Oval Pool

The island gathers around its restaurant and bar building, sweeping verandahs above the beach, and a striking oval-shaped infinity pool — the setting that has made the island a sanctuary for private gatherings and elite retreats.







LAND AND WATER

The Harbour & the Beaches

The island's large natural harbour gives some of the most protected deep-water anchorage in the Bahamas — the shelter the approved marina is designed to use. Around the rim, miles of powdery white-sand beaches alternate with elevated viewpoints taking in 360-degree panoramas of the surrounding cays. Lying some 40 miles northeast of Nassau, the island sits in a premier boating corridor with immediate access to world-class fishing, diving and sailing.

KNOWN FOR

Entitlements — a 100-slip marina and an 18-hole Jack Nicklaus golf course already approved on a working resort island.

SUMMER HIGH 90°F · WINTER LOW 66°F · SEA TEMPERATURE 75–86°F



BY BOAT

Fifteen Minutes from Eleuthera

Access is a short 15-minute boat ride from North Eleuthera to the island's own harbour and dock. Spanish Wells, the maritime town on St. George's Cay, lies about five miles across the water, with Russell Island closer still.

BY AIR

North Eleuthera International

North Eleuthera International Airport (ELH), about ten miles straight-line from the island, handles commercial flights and private jets through its FBO — an arrival pattern that runs plane, shore, and a quarter-hour by boat to the dock.

DISTANCES — STRAIGHT LINE

Spanish Wells 5.4 mi · Russell Island 4.3 mi · North Eleuthera Int'l Airport 10 mi · Nassau 46 mi

LOCATION

On the Map

NORTH ELEUTHERA • BAHAMAS, CARIBBEAN



GALLERY

The Estate in Frames



Palms over a white-sand beach



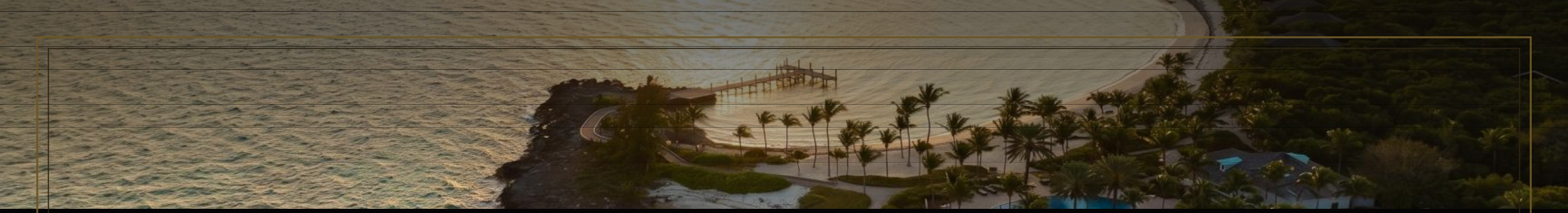
The verandah view to sea



Beachfront villas from the sand



Leaning palms, midday beach



PRIVATE ISLANDS INC.

THE WORLD'S AUTHORITY ON PRIVATE ISLAND SALES & RENTALS

ROYAL ISLAND

NORTH ELEUTHERA, BAHAMAS

CURRENT PRICE & AVAILABILITY

This brochure carries no printed price, so it can never be out of date. Scan the code or open the live listing for today's price and availability.

www.privateislandsonline.com/caribbean/bahamas/eleuthera/royal-island

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