

Beach House Villa

OIL NUT BAY - VIRGIN GORDA - BRITISH VIRGIN ISLANDS

Beach House Villa is a 6-bedroom, 6.5-bath beachfront residence of 5,807 square feet within Oil Nut Bay on Virgin Gorda - contemporary design with European influences, built around expansive indoor-outdoor living. A sophisticated atrium entrance opens onto a gourmet kitchen and dining for twelve, inside and out. Outside, a large infinity pool and a dedicated fire pit terrace face the shoreline, steps from a white sand beach. Arrive by boat or helicopter through the community's 101-slip marina and international helipad - this is turnkey Caribbean luxury in one of the British Virgin Islands' most distinguished destinations.

USD 30,000,000

6 BEDROOMS - INFINITY POOL - PRIVATE BEACH - FREEHOLD

THE ESTATE

At a Glance

PRICE	USD 30,000,000
LOCATION	Oil Nut Bay, Virgin Gorda, BVI
INTERIOR	5,807 sq ft
BEDROOMS	6
BATHROOMS	6 full + 1 half
POOL	Large infinity pool + fire pit terrace
BEACH	White-sand beach, steps away
DINING	Indoor + outdoor, seats 12
MARINA	101-slip Oil Nut Bay marina
HELIPAD	International helipad
TENURE	Freehold
STATUS	Available

OIL NUT BAY

A master-planned private community envisioned by developer David Johnson and supported by a world-class team. Arrive by boat or helicopter; dock in the 101-slip marina or land at the international helipad. Residents enjoy dining, recreation, wellness facilities, and concierge-level services.

ISLAND VITALS

REGION	COORDINATES
Oil Nut Bay, Virgin Gorda	18.503°N, 64.330°W
WATERS	CLIMATE
Caribbean Sea	70-87°F year-round





THE VILLA

Indoor-Outdoor Living

The Beach House is composed around flow: a sophisticated atrium entrance leads into the main living spaces, where open layouts, natural light, and seamless transitions to the exterior define every room. The residence breathes - walls open, terraces extend, and the Caribbean is never more than a step away.

DESIGN

Contemporary & European

Contemporary design with European influences across 5,807 square feet: six bedrooms, six full bathrooms, and one half bath, anchored by a gourmet kitchen and indoor and outdoor dining areas accommodating up to 12 guests. Clean lines, considered materials, and an openness that makes the house feel larger than its walls.

OUTDOORS

Pool & Fire Pit

Outdoor living is a central component of the property. A large infinity pool overlooks the shoreline, edged by terraces that carry the living space outward. A dedicated fire pit area is designed for evening gatherings - the house's social center after dark.

BEACH

White Sand, Steps Away

The Beach House sits steps from a white sand beach within Oil Nut Bay. Outdoor spaces are oriented toward beach access and open water views; the infinity pool and surrounding terraces create a cohesive waterfront environment suited to both relaxation and entertaining.





TERRAIN

Land and Water

Beachfront, in the truest sense. The property's outdoor spaces are oriented toward the beach and open water, with terraces that dissolve into the shoreline. The infinity pool, fire pit terrace, and gardens form one continuous waterfront environment - private, composed, and steps from the Caribbean.

KNOWN FOR

Beach House Villa is the Oil Nut Bay showpiece - a 5,807-square-foot beachfront villa with infinity pool and fire pit, steps from white sand, inside one of the British Virgin Islands' most distinguished private communities.



ACCESS AND UTILITIES

Boat, Heli, Marina

Oil Nut Bay is a private community accessible by boat, helicopter, or through its 101-slip marina - with an international helipad on the community. Arrival is as effortless as the living that follows.

LIFESTYLE AND VALUE

A Versatile Retreat

With its beachfront setting, generous living spaces, and proximity to community amenities - dining, recreation, wellness, concierge - The Beach House offers a versatile retreat: family compound, entertaining venue, or private escape.

THE REGION

British Virgin Islands

The BVI is known as a premier jurisdiction for private islands, offering a prestigious and secure environment for property ownership. Foreign buyers acquire under the territory's Non-Belonger land-holding regime - a well-trodden, transparent path that keeps the islands exclusive by design.

5,807 SQ FT - 6 BEDROOMS - INFINITY POOL - 101-SLIP MARINA

LOCATION

On the Map

OIL NUT BAY - VIRGIN GORDA - BRITISH VIRGIN ISLANDS

LOCATION

Caribbean Sea

BEACH HOUSE VILLA

Virgin Gorda Airport 7 mi

Road Town, Tortola

20 mi

Spanish Town

Tortola Airport 14 mi

BEACH HOUSE VILLA

Oil Nut Bay, Virgin Gorda, British Virgin Islands

DISTANCES

Virgin Gorda Airport	7 mi
Tortola Airport	14 mi
Road Town, Tortola	20 mi
St. Thomas Airport	44 mi

ELEVATION & CLIMATE

Summer high (Aug avg)	87°F
Winter low (Feb avg)	70°F
Sea temp	79-84°F

ACCESS

Boat, helicopter, or 101-slip marina via Oil Nut Bay

International helipad on the community

Arrive via Tortola or St. Thomas airports

Straight-line distances, approximate.
Sources: mapcarta/OSM (Oil Nut Bay coords),
weather2visit/weather-atlas climate, Natural Earth.

Straight-line distances, approximate • Coastline: Natural Earth

GALLERY

The Villa in Frames





PRIVATE ISLANDS INC.

THE WORLD'S AUTHORITY ON PRIVATE ISLAND SALES & RENTALS

Beach House Villa

OIL NUT BAY - VIRGIN GORDA - BRITISH VIRGIN ISLANDS

USD 30,000,000

info@privateislandsinc.com

www.privateislandsonline.com



[View the live listing](#)