

SAGICOR BANK JAMAICA LIMITED
PRIVATE TREATY LISTING AS AT
SEPTEMBER 30, 2025

PARISH	LOCATION OF PROPERTY	VOL	FOL	TYPE OF PROPERTY	DIRECTIONS	DESCRIPTION	VALUE	OFFERS	REALTORS ASSIGNED (MLS)
CLARENDON	Part of Millbank known as 6B Nelson street, May Pen, Clarendon	1254	638	Residential	Located on the southern side of a reserve road off Nelson Street in the town of May Pen.	Vacant residential lot, rectangular in shape, evenly graded, above road level. Approx. 481.88 square metres (5,187.13 square feet.)	\$4.M	CASH ONLY	Sagicor Property Services Limited
CLARENDON	Strata Lot 13 part of Hayes, Clarendon	1311	395	Commercial	Travel on the Halse Hall Main Road from Mineral heights roundabout towards Hayes Square. Go by a road adjacent to the Hayes Police Station and the complex is a yellow, blue and orange building with the sign "Pleasure City Night Club" at the corner. The road, which leads to Top Hill, separates the complex from the station. This unit is located on the ground floor next to the	Part of commercial building next to the police station. First floor unit being used as a hair salon. Gross floor area of approximately 32.71 square metres (352.09 square feet).	\$2.8M		Sagicor Property Services Limited
MANCHESTER	Land Part of Look Out, Saint Pauls, Manchester	1327	622	Residential/ Agricultural	Travelling from Mile Gully to Balaclava, turn left onto Saint Pauls rd and continue towards Look Out/ Mt. Pleasant. The subject property is located beside the St. Pauls Keynsham Anglican Church and St. Pauls All Age School.	Irregular in shape and undulating, ranging from fairly level to steeply sloping hillsides. The property is improved with a variety of timber and fruit trees and also cultivated with several acres of coffee, oranges and ackee. The subject property measures approximately 23.5273 hectares (58.136 acres). Bldg 1 - Main House disposed over 225.706 sq m (2,429.50 sq ft) consisting of 5 bdrms, 2 bthrms, kitchen, dining, living and family room, verandah and garage. Bldg 2 - Storeroom and Carport. Bldg 3 - Shop.	\$38.8M		Sagicor Property Services Limited
ST. ELIZABETH	Land part of Spice Grove, St. Elizabeth	1136	713	Residential Lot	Situated on the western side of Parottee to Spice Grove parochial road, approximately 1.6 Kilometres north of its junction with the Parottee to Top Hill parochial road.	Rectangular in shape and has a reserved and parochial road frontages with land area of 0.6071 hectares (1.5 acres) The site is situated at road level throughout and is in fairly good maintenance.	\$4M		Sagicor Property Services Limited
ST. JAMES	LOT 541 ARCADIA AVENUE, WESTGATE HILLS, MONTEGO BAY, ST. JAMES	1288	665	Residential	The area is zoned residential purposes. The subdivision is situated 4 kilometres south of the town centre, with access from Westgate/Sign main road. It also adjoins the Catherine Hall Housing Scheme to the west. The altitude of the lots offering a commanding view of the Montego Bay Harbour.	This three-storey dwelling house is constructed of reinforced concrete walls, French windows, enclosed with galvanized steel bars and gates. The roof is decra-bond aluminium sheet. Two car garage is enclosed with automatic door. Three-storey consists of a living room, dining room, kitchen, five (5) bedrooms, 5 1/2 bathrooms, family room, staff quarters, utility room with an additional storeroom attached at the rear of the premises. the external area of the house is approximately 7,500 sq. ft. including the porches.	USD450,000		Sagicor Property Services Limited
ST. JAMES	LOT L6 CARIBBEAN HEIGHTS, ROSE HALL, ST. JAMES	1358	826	Residential	The property is located on the northern side of reserved road no. 1 within "Caribbean Heights" at Rose Hall, about 0.5 Kilometres south of the Rose Hall main road. Upon entering through the Rose Hall Great House main gate, one takes the first right continuing to the next right which takes you uphill into "Caribbean Heights." The subject property is at the eastern end of the cul-de-sac of the Caribbean Heights access road.	This property has a site area of 2,610 SqMt (28,098.57 SqFt) or 0.65 acre. Two buildings are on site: A modern split-level residence with Georgian design features for use as a private vacation home/ rental villa; and, a support building. The villas amenities include fitness room, a pool, built-in sauna and barbeque, outdoor living areas - and terraces that are oriented towards the view and include areas with private garden settings. Building 1 has a gross floor area of 700 SgMt (7,534.74 SqFt). Building 2 has a gross floor area of 114 SqMt (1,227.09 SqFt).	US\$1.7M		Sagicor Property Services Limited
ST. CATHERINE	Part of Shenton, Bog Walk, St. Catherine	1423	808	Residential/ Commercial	The subject property can be reached by travelling northerly along the Linstead by-pass highway from the Bog Walk round-about to the traffic lights at the Church Road intersection. By turning right at the lights on to Church Road, take the second left turn (approximately 1.0 kilometre) on to the road leading to August Town. The subject property is located on the western side of August Town Road, approximately 0.5 kilometre north of its junction with Church Road in an area known as Shenton.	The land is trapezoidal in shape with a road frontage of 39.10 metres (128.28 feet) along August Town Road and an average depth of 35.35 metres (115.98 feet). It is above the grade of the roadway, evenly graded with a gentle rise from front to back and from the south towards the north, allowing easy site drainage. The property is enclosed throughout with high concrete block walls that are partially topped with decorative concrete blocks and the external walls of buildings.	\$18.25M		

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ST. ANN	Lot 222, Drax Hall Country Club, Phase 6) Drax Hall-St. Ann	1493	684	Residential	Drax Hall Country Club is located between Mammee Bay and St. Ann's Bay and is accessed from the traffic signal by the Vista Del Mar entrance. The subject property is reached by entering Drax Hall Country Club development on the right. After passing the security post, proceed to the roundabout and take the first left, then, immediately making a left turn onto Cedar Crescent. The subject property is the 3rd residence on the right-hand side.	This is a detached single-family bungalow residence that has a gross floor area of approximately 120.77 m ² (1,300 ft ²). Based on the layout observed in similar units it is thought to accommodate a front patio, combined living/dining/kitchen area with eating counter, master bedroom with en suite bathroom and walk-in closet, two (2) other bedrooms with closets, a shared hallway accessed bathroom and a laundry room	\$51M	UNDER OFFER (NOT AVAILABLE)	
ST. ANN	Lot 33 Mammee Bay, Steer Town - St. Ann	1029	7	Residential	The subject property is in Steer Town which is set back in the hilly part of the Mammee Bay area. It is largely a local village located immediately south of the Mammee Bay resort area. The subject property is best reached by traveling from the traffic light at DraxHall on the road leading to Steer Town. Passing Greenwich and after crossing the bridge, take the first left and continue downhill to the first intersection, then keep left. The subject is the 4th property on the left.	Split-level residence with a gross floor area of approximately 393.90 m ² (4,240ft ²). The accommodation layout is for multi-family use and contains the following:- Main Entry Level: This is the larger level Entry is primarily from the front through the garage or the verandah. From the verandah, it leads to an open Living/dining room and then extends into an L-shaped kitchen which gives access to a balcony at the rear and an exit along an exterior corridor. At the end of the balcony to the left is a bedroom with closet and en-suite bathroom . Back in living/dining area on the right, a parallel passage connects the front bedroom which has a closet and en-suite bathroom which can also be accessed from front verandah. Further down the passage are two bedrooms adjoining each other with both having access to a bathroom located at the end of the passage. Beyond the bedrooms is a laundry room with an exit door . On the left side of the living/dining area, a passage provides access to a bedroom with closet an en-suite bathroom as well as a second bedroom with a closet and a hallways accessed bathroom . Basement Level: This level consists of a patio that partly lengthens across the basement floor and is used to provide shared access to: (a) a 2-bedroom apartment with a bathroom, kitchenette, living/dining room, and (b) a 1-bedroom apartment with a bathroom . Attached to the basement is an unfinished storeroom.	\$24M		
ST. ANN	LOT 25, GREAT POND ESTATE, GREAT POND, ST. ANN	1528	465	RESIDENTIAL	The subject property is located in Great Pond in the parish of St. Ann. Great Pond Estate is located just outside of Ocho Rios on the eastern side of Milford Road. Great Pond Estate is located on the northern side of Great Pond Road. On entering the complex keep left until you see Strata Lot 25, located on the western most boundary.	Constructed of reinforced concrete block walls, stone coated roofing, vaulted ceiling, porcelain tiles, standard louvre and single hung windows with grilled bars panel, flush ply doors and grilled bars. The house is comprised of three (3) bedrooms, three (3) bathrooms, one living/dining room, kitchen, one enclosed front veranda, full laundry room. The total size of the house is approximately 1,500 sq.ft or 139.35 sq.Mt.	\$40M	UNDER OFFER (NOT AVAILABLE)	
ST. ANN	LOT #7 PYRAMID POINT, PHASE 1, ST. ANN	1550	638	RESIDENTIAL	The subject property is accessed by traveling south from Ocho Rios along Milford Road toward Fern Gully. Upon reaching Harrison Town, turn left onto Breadnut Hill Road at the National Water Commission (NWC) water pump station. Continue uphill and take the first left at the Pyramid Heights entrance, marked by distinctive pyramid-shaped cut-stone gated columns Proceed through the Pyramid Heights subdivision to the top of the hill and enter the Pyramid Point development. After passing through the security post, turn left and continue to the 7th house on the left, located just across from the road intersection	This detached single-family bungalow has a gross floor area of approximately 154.40 ² (1662 ft ²). It features an entry patio, a combined living and dining area, a kitchen with breakfast counter, a master bedroom with an en-suite bathroom and walk-in closet, and two standard bedrooms, each with its own en-suite bathroom and reach-in closet. The layout also includes a passageway, a powder room, and a laundry room. Externally there is a single-car parking stand covered by a timber pergola.	\$65M		

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ST. ANDREW	STRATA LOT 21, 19 DILLSBURY AVENUE, KINGSTON 6	1513	41	RESIDENTIAL	<p>Dillsbury Avenue runs east of Jacks Hill Road and west off Millsborough Avenue. The development is located at 19 Dillsbury Avenue, Kingston 6 , in the parish of St. Andrew and is situated on the southern section of its roadway. On entering the development, the townhouse is located on the right, western section of its roadway.</p>	<p>The total size of the townhouse is 5,512.201 SqFt. or 512.098 SqMt. The townhouse is approximately five (5) years old. BASEMENT (145.853 Sq.Mt or 1,569.962 Sq.Ft) •Open Floor Plan GROUND FLOOR (209.293 Sq.Mt or 2,252.830 Sq.Ft) •Double carport •Open porch •Living room with ceramic tiled staircase and iron rails •Dining area •Kitchen •Laundry •Balcony •Guest Bedroom with en-suite Bathroom •Powder Room FIRST FLOOR (156.950 Sq.Mt or 1,689.410 Sq.Ft) •Landing with Linen Closet with hardwood door •Master suite with a/c unit, en-suite Bathroom and walk-in clothes closet •Two other Bedrooms, each with en suite Bathroom. Bedrooms with built-in clothes closet. Bathrooms with toilets, shower stall, face basin with granite countertop mounted in ground cupboard, wall tiles.</p>	\$145M		
ST. ANDREW	LOT 44 WHITE RIVER, OCHO RIOS, ST. ANN	1282	375	RESIDENTIAL	<p>Travel east from Ocho Rios towards White River along the bypass road. At the traffic signal near the Texaco gas station, turn right onto Exchange Main Road. Take the next right onto Marvin's Park Road, continue past the Five Star Watersports office and the JUTA Depot. After ascending the hill, take the immediate left turn; and the subject property will be directly ahead</p>	<p>This is an incomplete detached, split-level multi-family residence that has a measured gross floor area of approximately 780.38 m2 (8,400 ft2). The accommodations are distributed across four floor levels, all of which are visible from the rear of the building. The layout is arranged as follows: FIRST FLOOR- This level including a master bedroom with a balcony and en-suite bathroom, three additional bedrooms each with their own en-suite bathrooms, a kitchen, dining area, living area, sitting area, and two additional balconies. The designed layout appears to be for a separate single family accommodation for which an external staircase is to be constructed at the front of the residence to provide independent access to this floor. GROUND FLOOR- This entry level floor is accessed from the front of the site. It features a two-bedroom, two-bathroom apartment that includes a living area, a kitchenette, and a balcony positioned on the left side and at the front of the building. To the front right side of the floor is an entry foyer that leads to another section, which was unfinished at the time of inspection. This area is intended to comprise a two-bathroom, two-bathroom apartment, along with designated spaces for a living room and kitchen. At the rear of this floor, accessible via an external concrete staircase on the left side of the building, is an additional section that was partially complete. This area is designed to accommodate three bedrooms and two bathrooms; along with a living area and a kitchen. A balcony is located at the rear. BASEMENT LEVEL- This level is accessed from both sides of the building. It comprises two (2) two-bedroom, one-bathroom apartments, each with a living area and kitchen.</p>	\$55M		

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ST. CATHERINE	LOT. NO. 49 HIBISCUS DRIVE MARLIE MOUNT OLD HARBOUR ST. CATHERINE	1342	837	RESIDENTIAL	The subject property is located within the Marlie Mount Housing Scheme. It is reached by turning north off the Old Harbour Main Road onto Begonia Crescent, which is west of and parallel to Marlie Drive. It is situated on the southern side of the roadway and falls southeast of the intersection of Begonia Crescent and Hibiscus Avenue.	Constructed on this property is a two-storey multi-family dwelling with ground floor completed and habitable, while the first floor is partially constructed. The total gross floor area of the completed section is approximately 2,812.31 sq. ft., inclusive of the grilled enclosed verandah. The ground floor has a gross area 2,372.58 sq.ft. and is resolved as follows- a enclosed verandah that leads into an open plan living, dining area and kitchen, and two (2) bedrooms that are served by one (1) full bathroom. Towards the rear of the residence, there is an additional kitchen along with two (2) other bedrooms which are served by two (2) shower bathrooms The first floor is currently under construction, with the majority of this level built up to belt course and eaves. The majority of this level consists of exposed concrete block walls with visible structural steel and remains without a roof. However, a portion of the first floor, measuring approx. 439.73 sq. ft, has been completed. This area accommodates one bedroom and one bathroom and is outfitted with roof, floor, ceiling, windows and doors.	\$19M		
ST. JAMES	1127 Bellefield Estate, Montego Bay, St. James	1375	437	RESIDENTIAL	Bogue Village is accessible from the Montego Bay to Reading main road and is clearly marked at the entrance. Enter and proceed along Bridge Boulevard, then take the third left onto Bogue Heights Drive and continue to Turquoise Street. The property is at the end of the cul-de-sac and is identified by its lot number	This is a detached multi-family residence that has been modified significantly from its initial design. It has a measured gross floor area of approximately 259.95 m2 (2,798.14 ft2) and the layout includes three (3) units of accommodation. Unit #1 is the primary residence featuring two bedrooms with built-in clothes closet, a combined living and dining area, a kitchen equipped with upper and lower cabinetry, and a full bathroom accessible via a shared hallway. Unit #2 spans two floors. The lower level features a kitchen, washroom, and combined living and dining space. Internal stairs provide access to the upper floor, where the master bedroom includes an ensuite bathroom with a tub, and there are two (2) standard bedrooms, and a bathroom. Unit #3 is situated at the rear, on the eastern side of the building. This is a ground floor unit with one (1) bedroom, a kitchen, and a bathroom	\$50M		
ST. ANDREW	PART OF HALL'S DELIGHT ON THE MAVIS BANK TO HALL'S DELIGHT PAROCHIAL ROAD	1409	886	RESIDENTIAL	The property is located in the Blue Mountain Range, and the general area is accessed via a winding, sometimes narrow road which runs along the mountain side and climbs up from Papine via Gordon Town and Mavis Bank. It is located approximately 6 kilometres (3.75 miles) from Mavis Bank and approximately 25 kilometers (15.6 Miles) from Papine. Access to the property from Mavis Bank is by turning onto the Hall's Delight parochial road(turn approximately 200 meters past the police station), travelling down into the valley, crossing the Yallahs River fording and then climbing up the other side and travelling approximately 4.5 kilometres (2.8 miles) from the fording to the property.	Single-storey detached residence, erected on a more or less level site (cut and levelled to some extent to accommodate the building and disposed as follows:- Verandah: Two bedrooms, one with built in closet: two bathrooms, one with toilet and vanity unit(concrete framing with ceramic tiled top) and the other unfinished (presently used as a storeroom): living and dining room combined and kitchen with serving hatch, ceramic tiled counter top (concrete framing) and single bowl stainless steel sink. GROSS FLOOR AREA: 126,809 square metres (1,365 square feet) approx [Including verandah of approximately 14.21m2 (153 sq. ft)]	\$10M		