

## “Crestwood”

3 Crestwood Drive  
Shaw Wood, Pembroke

**For Sale: \$6,500,000**



**Lot 1 0.656 acres** – Undeveloped lot with gradual slope to Shaw Wood Road. Water views to the north. (Zoning: Residential 2)

**Lot 3 0.64 acres** – Undeveloped lot with overland and water views to the west and the north. (Zoning: Residential 2 with Woodland, Nature and Coastal Reserve along the eastern boundary)

**Lot 4 1.46 acres** – “Crestwood” is situated on this lot along with a one-bedroom guest cottage – waterfrontage and panoramic views plus a dock (Zoning: Residential 2 with Woodland and Coastal Reserve along the eastern boundary)

**Lot 5 0.642 acres** – Undeveloped lot with slope to waterfront and direct views of the Great Sound (Zoning: Residential 2 with Coastal Reserve along its shoreline)

**Location:** Approximately 1.5 miles from downtown Hamilton. This private 3.4 acre estate is an elevated setting with spectacular water views as well as boatable waterfrontage with a private dock on Green Bay and shared use of a small slip way. Shaw Wood also provides rights-of-way to a jetty on Boss’s Cove and swimming areas.

“Crestwood” is a pleasant single level home (Approximately 2100 square feet of living area) constructed circa 1950 and consists of 3 bedrooms, 3.5 bathrooms, living room (fireplace), dining room, large kitchen with center island and views of the Great Sound, family room, covered patio and a basement. The adjacent guest cottage consists of 1 bedroom, 1 bathroom, kitchen, living room and a covered porch with a private garden area.

Annual Rental Value: \$90,000

This property is available to Bermudians, Permanent Residents, Belongers

