



BAHÍA BEACH RESORT & GOLF CLUB

FACT SHEET

Description

Bahía Beach, destined to become one of the Caribbean's finest residential and vacation enclaves, is taking shape on 483 acres of pristine coconut palms and native maritime forest within 25 minutes driving distance of San Juan. The community will boast a magnificent two-mile crescent of sandy beach, a championship 18-hole golf course designed by Robert Trent Jones Jr., world-class golf and beach clubhouses, and a charming seaside village.

World-renowned St. Regis® Hotels & Resorts will operate the intimate St. Regis Resort, Bahía Beach, Puerto Rico, which will include an ultra-luxurious hotel and residences.

Available for those vacationers seeking a more permanent Bahía Beach experience will be a variety of homes including luxurious St. Regis Residences, Las Estancias estate homes, resort residences, golf and ocean view villas, and beachfront townhomes.

Location and Access

Bahía Beach is idyllically situated along the ocean in northeastern Puerto Rico, bounded by the majestic El Yunque National Rainforest and two scenic rivers, along Route 187 at Kilometer 4.2 in the city of Rio Grande. The community is just 25 minutes via newly opened Route 66 expressway from San Juan's Luis Muñoz Marín International Airport, which is served by a variety of major airlines worldwide.

St. Regis Resort, Bahía Beach, Puerto Rico

The highest levels of service and luxury will be assured guests of the St. Regis Resort, which is scheduled to open in 2009. The resort's accommodations will feature spectacular views from private open terraces of the sparkling sea to the north or the mountainous El Yunque tropical rainforest to the south.

In keeping with St. Regis' unparalleled standards of hospitality, the resort will feature the signature St. Regis Butler and St. Regissm Concierge, a world-class Remèdesm Spa and Fitness Center, fine and casual dining restaurants, retail shops and oceanfront swimming pools.

Residences at Bahía Beach

- Masterfully planned St. Regis Residences, Las Estancias will offer 26 majestic estate homes introducing an unrivaled dimension of luxury and hospitality to Puerto Rico. Designed in a tropical plantation architectural style on spacious lots overlooking golf course and ocean, these residences are available in six different models with floor plans offering large verandas, three-car garages and separate maid quarters. Homes are sized from 6,000 to 10,000 square feet and built on lots of half acre to 1.3 acres with the backdrop of El Yunque.
- Within the elegant St Regis Resort, Bahía Beach, studios and one-bedroom units will be sold as luxuriously furnished resort residences overlooking the ocean.

Owners of Las Estancias and St. Regis Resort residences will enjoy full access to St. Regis Resort amenities including the signature St. Regis Butler and St. Regis Concierge.

All residences sold within Bahía Beach will include social membership in the private club, providing members with special dining and recreational privileges and services. Upgrades to full golf club memberships will also be available.

- *Las Verandas Villas* are available in one-, two- and three-bedroom models offering from 1,500 to 3,500 square feet of total construction area. Of the 90 villas in 10 separate buildings, there will be garden apartments, terrace apartments and penthouses featuring stunning views of El Yunque, golf, forest and lakes. A swimming pool with gazebos and a large lawn with children's playground area will also be available for the enjoyment of residents.

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- Ten luxurious two-story beachfront townhomes within *Las Olas* will be built directly along the beach just a short stroll from the Golf Clubhouse and Bahia Village. Residential units will be approximately 4,232 square feet in size and be constructed on lots averaging 600 square meters size. The units will feature three bedrooms plus guest room and offer stunning ocean views, a private plunge pool, two-car enclosed garage and top of the line finishes and appliances
- *Las Ventanas at the Village* will be sited within easy walking distance of the beach, Bahía Village and the Golf Clubhouse. Twenty-four of these charming units will be built ranging in size from 1,700 square feet for one bedroom with a den to over 3,400 square feet for ocean view penthouses. All villas feature world-class decorative touches including elegant stone, tile, and hardwood design elements throughout the unit.

Amenities

Scheduled for a November 2007 opening, Bahía Beach's championship Robert Trent Jones Jr.-designed *Bahía Beach Golf Course* will challenge players of all skill levels with holes bordered by dense canopies of native vegetation and scenic lakes and three magnificent finishing holes along the ocean. Troon Golf, the world's leading golf course management firm, will operate Bahía Beach Golf Course.

Framed by lush native foliage, the 18th green, lakes and the sparkling sea, Bahía Beach's golf clubhouse is scheduled to open in mid-2008 and will be managed by Troon Golf. The clubhouse will feature Bahía's signature tropical plantation architecture, beautifully accented by exposed stone and woodwork. Inside, one will find an upscale casual restaurant, as well as a private activity room, an inviting bar and a fully stocked golf shop. Members will have access to comfortable men's and ladies' lounges and locker rooms offering a variety of amenities and services. Outside, the club will offer a full-size beachfront swimming pool and patio areas overlooking the ocean for dining and entertaining.

At Bahía Village, a quaint seaside town center, residents and guests will enjoy shopping, fine and casual dining and entertainment in a breezy tropical atmosphere. The community will also feature lakes and nature trails, a tennis center, and kayaking on the Espiritu Santo River.

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Due to open in 2009 is the highly anticipated, exclusive 10,000 square-foot Remède Spa where your mind and body will escape in tranquil serenity. Here Bahía Beach guests and residents will enjoy a variety of relaxing treatments such as invigorating and revitalizing body wraps, facials and massages combined with signature touches such as chilled champagne, Jacques Torres truffles and Kashmere throws in a sophisticated tropical spa environment. Or perhaps an invigorating steam treatment followed by a bracing dip in a cold plunge pool.

Natural Attributes

Just a short distance from the excitement of San Juan, Bahía Beach is sited among the untouched natural splendor of Puerto Rico's northeast coast. To the south, towers El Yunque, the only rainforest in the U.S. National Park system. The community's boundaries are the Espiritu Santo and Herrera Rivers, and the sparkling sea.

Once a coconut plantation, Bahía Beach is richly populated with 100-foot palms and thick stands of seagrape, almond and flamboyant trees. Inhabiting the forest are myriad species of songbirds and the vivid green iguanas native to the coast.

The community's developers, BBP Partners, LLC, are making a firm commitment to the preservation and enhancement of this habitat, adhering to the highest standards of sustainable and conservation-oriented development throughout the community. Bahía Beach is a registered member of the Audubon International Silver Signature Program working toward designation as a Certified Silver Audubon International Signature Sanctuary.

Developer

The community is being created by BBP Partners, LLC, a world-class team led by award-winning developers Interlink Group and Muñoz Holdings, Inc. of Puerto Rico. Other team members include St. Regis Hotels & Resorts, land planners EDSA of Fort Lauderdale, Robert Trent Jones II of San Francisco, SB Architects of Miami and San Francisco, Hill-Glazier Architects of Palo Alto, interior designer David Easton of New York, and Troon Golf of Scottsdale.

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About St. Regis Hotels & Resorts

St. Regis Hotels and Resorts includes the most celebrated properties in the world. Founded by John Jacob Astor with the landmark St. Regis Hotel, New York over a century ago, the company will unveil highly anticipated St. Regis properties in Punta Mita, Mexico (2007), Mallorca (2007), Singapore (2007), Anguilla (2008), Bali (2008), Costa Rica (2008), Mexico City (2008), Atlanta (2009), Bahia Beach, Puerto Rico (2009), Bangkok (2009), Deer Valley© (2009), Bal Harbour, FL (2009), Lhasa (2010), Macao (2010), Baha Mar, Bahamas (2011), Jakarta (2011), Osaka (2011), and Tianjin, China (2011) that will further enhance the brand's legacy. Personalized service and amenities, enviable locations and luxuriously localized design are recognized as hallmarks of the St. Regis experience. For more information on St. Regis Hotels & Resorts, please visit www.stregis.com.

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