

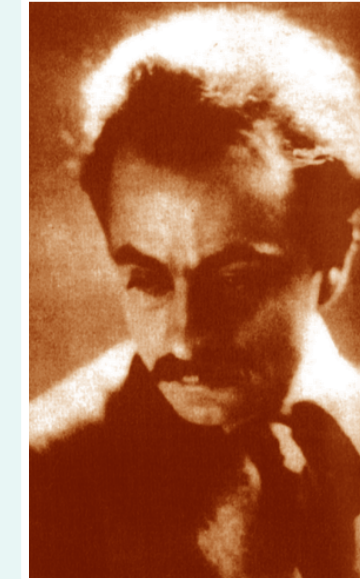


Orphales
BEACH RESORT

the ultimate destination

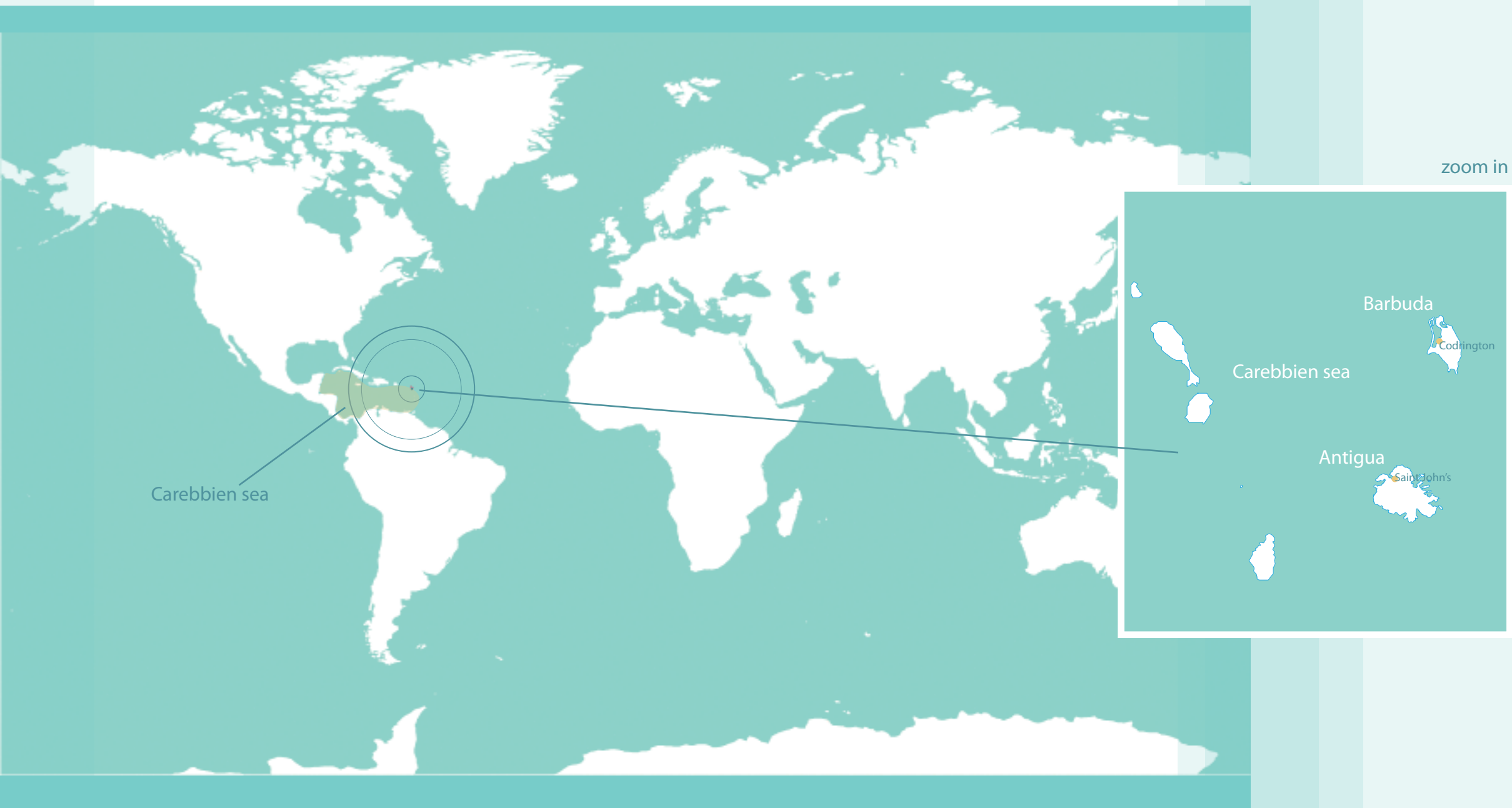
ORPHALES
concept

Orphales the paradise city of the great philosopher Gibran Khalil Gibran
Where man lives the ultimate purity, serenity and perfection, a paradise
created by Gibran as a surrealist philosopher and artist.



Gibran Khalil Gibran
January 6 - 1883 April 10 - 1931

Lebanese and International Philosopher
and artist



Citizenship by Investment Programme

Antigua and Barbuda is an independent **Commonwealth state in the Eastern Caribbean**. With some **365** beaches of clean turquoise waters, the lush tropical islands of Antigua and Barbuda are an inviting paradise and considered to be one of the most beautiful places in the world.

Prime Real Estate Asset Management Services have been appointed as agents to assist investors with the Citizenship Programme by means of offering an investment in an approved luxury real estate development in the island of Antigua.



Introduction to the Programme

The Citizenship by Investment Unit (CIU) was established by the Honourable Prime Minister of Antigua and Barbuda and is the Government authority responsible for processing all applications for Agent's Licenses, and all applications for Citizenship by Investment by applicants and their family.

The Citizenship by Investment Program (CIP) requires a person to make a significant economic contribution to the Country. In exchange, and subject to stringent application procedures, including thorough background checks, the applicants and their families are granted citizenship.

To qualify for citizenship in this programme, the primary applicant must be over 18 years of age, meet the application requirements and make an investment of at least US\$400,000 into projects which will be held for a minimum period of 5 years.

Upon approval of citizenship, the citizen must spend at least 5 days in Antigua and Barbuda during the period of five calendar years after having obtained citizenship.

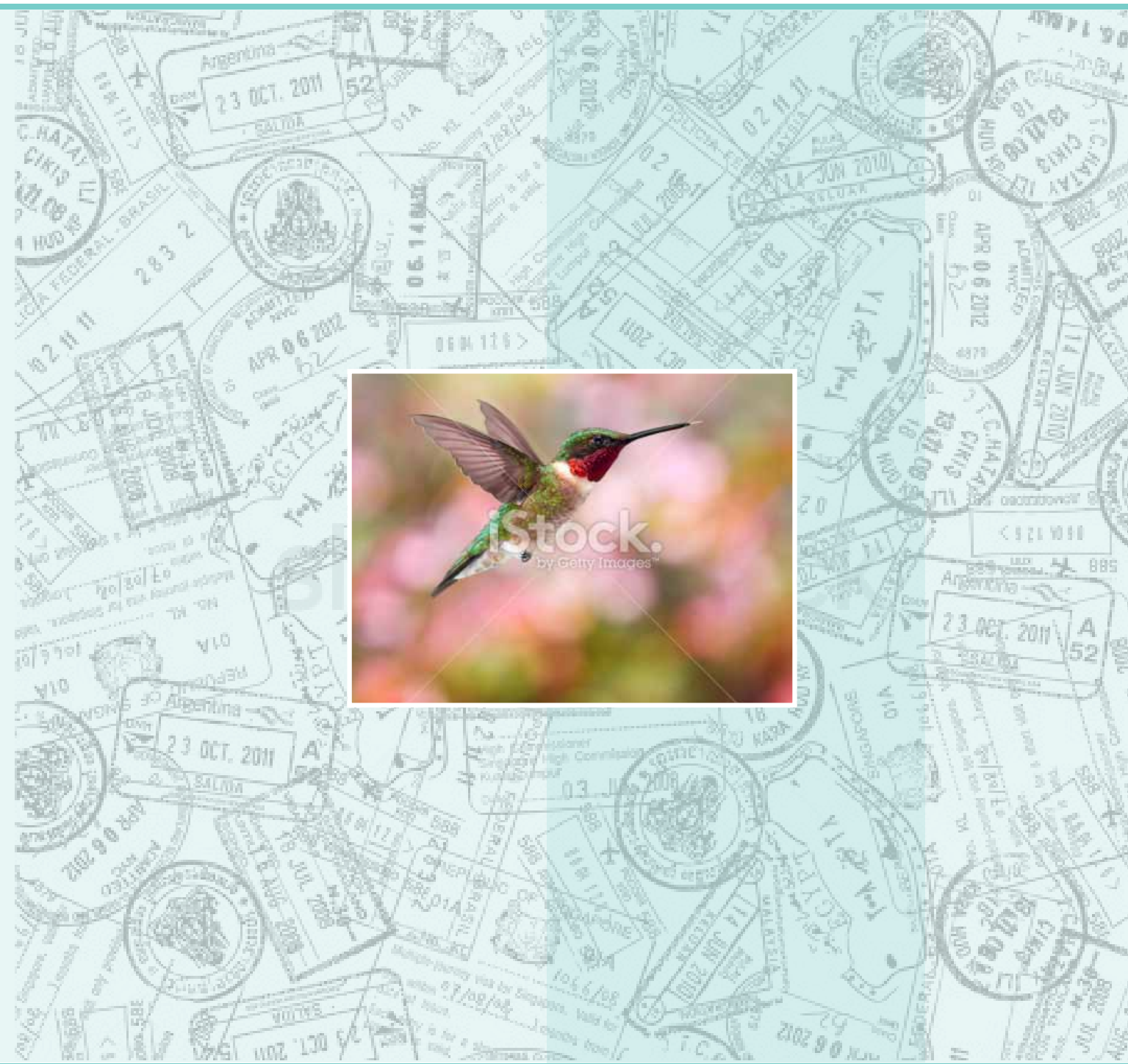
They will not be entitled to repayment of any investment, contribution or purchase price made by them in their original application for citizenship.



Benefits

Antigua and Barbuda is a member of the United Nations, the British Commonwealth, Caricom and the Organisation of American States (OAS) among many other international organisations.

- Holders of the Antigua and Barbuda passport enjoy visa free travel to 131 countries, including the U.K., Canada, and the countries of the Schengen area.
- Ownership of land on one of the most sought after sites in the Caribbean.
- Investment into the luxury property market at minimum citizenship investment level.
- Application for citizenship can begin immediately upon execution of reservation agreement.
- Professional management and marketing to the international luxury vacation market.
- Antiguan citizens are not taxed on their global income.



Visa Free Countries List

- | | | | | |
|-------------------------------|-----------------------|------------------------|--------------------------------|--------------------------|
| Anguilla | Denmark | Iceland | Nauru | Suriname |
| Antigua and Barbuda | Djibouti | Ireland (Rep.) | Nepal | Sweden |
| Armenia | Dominica | Italy | Netherlands | Switzerland |
| Aruba | Dominican Rep. | | New Caledonia | |
| Austria | | Jamaica | Nicaragua | Tanzania |
| | Ecuador | Jordan | Niue | Timor-Leste |
| Bahamas | Egypt | | | Togo |
| Bangladesh | El Salvador | Kenya | Norway | Trinidad and Tobago |
| Barbados | Estonia | Kiribati | Palau | Tunisia |
| Belgium | | Korea (Rep.) | Panama | Turkey |
| Belize | Fiji | Kosovo (Rep.) | Peru | Turks and Caicos Isl. |
| Bermuda | Finland | | Philippines | Tuvalu |
| Bolivia | France | Lao People's Dem. Rep. | Poland | |
| Bonaire, St. Eustatius & Saba | French Guiana | Latvia | Portugal | Uganda |
| Botswana | French Polynesia | Lebanon | | Ukraine |
| Bulgaria | French West Indies | Lesotho | Reunion | United Kingdom |
| Burundi | | Lithuania | Romania | |
| | Georgia | Luxembourg | | Vanuatu |
| Cambodia | Germany | | Samoa | Venezuela |
| Canada | Gibraltar | Macao (SAR China) | Seychelles | Virgin Islands (British) |
| Cape Verde | Greece | Macedonia (FYROM) | Singapore | |
| Cayman Isl. | Grenada | Madagascar | Slovakia | Zambia |
| Chile | Guatemala | Malawi | Slovenia | Zimbabwe |
| Colombia | Guinea-Bissau | Malaysia | Solomon Isl. | |
| Comoros | Guyana | Maldives | South Africa | |
| Cook Islands | | Mali | Spain | |
| Costa Rica | Haiti | Malta | Sri Lanka | |
| Croatia | Honduras | Mauritius | St. Kitts and Nevis | |
| Cuba | Hong Kong (SAR China) | Mayotte | St. Lucia | |
| Curacao | Hungary | Micronesia | St. Maarten | |
| Cyprus | | Montserrat | St. Vincent and The Grenadines | |
| Czech Rep. | | Mozambique | | |

Information on Antigua and Barbuda

Antigua lazes quietly at the heart of the Leeward Islands in the Caribbean. It is famous for its luxury development, secluded and sparsely populated beaches and as the destination of the rich and famous. Its cobalt waters and sheltered resorts are an encomium to its reputation as a luxurious and sophisticated regime.

Antigua and Barbuda both are generally low-lying islands whose terrain has been influenced more by limestone formations than volcanic activity. The shorelines of both islands are greatly indented, with beaches, lagoons, and natural harbours. The islands are rimmed by reefs and shoals. There are few streams, as rainfall is slight. Both islands lack adequate amounts of fresh groundwater.

The islands' tropical climate is moderated by fairly constant northeast trade winds, with velocities ranging between 30 and 48 km/h. There is little precipitation, however, because of the islands' low elevations. In general, the wettest period is between September and November.

If you own a luxury yacht, Antigua is one of the must-visit destinations to see and be seen. Whether you're showing off your own boat or viewing to buy, the yacht show is held every December. The climate is warm and welcoming all year round, with the least rain of any Caribbean island, and trade winds blow all year long.

English Harbour, on the southeastern coast, is famed as a «hurricane hole» (protected shelter during violent storms) and is the site of a restored British colonial naval station. The latter is called «Nelson's Dockyard». Nelson was, at the time, a Captain and in correspondence made it clear he would prefer not to be there, but rather facing the French.

Today English Harbour and the neighbouring village of Falmouth are an internationally famous yachting and sailing destination and provisioning centre. At the end of April and beginning of May Antigua Sailing Week, an annual world-class regatta, started in 1967, brings many sailing vessels and sailors to the island to race and socialize.



Local Activities

Antigua is a mecca for sailing boat charters, scuba-diving, deep sea fishing, kite surfing, windsurfing, waterskiing, snorkelling and kayaking.

The island has over 365 beaches to relax on, as well as eco-adventure tours, catamaran cruises, swimming with stingrays, off-road quad biking, hillwalking and golf.

There is a huge choice of tours in Antigua and excursions in Antigua on offer from eco tours, sailing tours, motorboat tours, land tours and yacht charters to a day of sport fishing.

Each excursion in Antigua will give you a different way to discover Antigua. You can spend a day or longer snorkelling off a beach, sunbathing, spend time sightseeing, relaxing or doing whatever you feel.

If you are arriving to Antigua in your superyacht, the Jolly Harbour has recently been upgraded and redeveloped. Antigua Yacht Club Marina with new water and electric conduits have been installed providing modern hook ups for every berth along with free WiFi. There is ample room for manoeuvring boats into berths in the well protected marina basin.

24 hour security patrol the docks, and coupled with infrared CCTV cameras strategically positioned at the head of the piers, as well as a water patrol, you, your family and guests are protected, as is your investment.



the ultimate destination

Design Goal

The Goal is to take the local spirit and fond memories of the old Coconut Beach Club and reinvent the Resort creating the ultimate, barefoot chic boutique beach hotel.

Site

The site is 5 acres with 180 meters of beautiful white sand beachfront overlooking crystal clear blue waters.
It is almost on «Island» unto itself with a natural lagoon bordering the south side of the property ensuring privacy and calm in a truly natural setting.

Site Plan



Master plan

The Master plan is designed to truly optimize the Guest experience bringing them quickly and dramatically into the site and then immersing them in the beach and pool environment amidst lush tropical gardens and rolling lawns. The Guest arrives via a ramped drive through a forest of bamboo to a serene cobbled plaza with bubbling center fountain.

Dropped off at the Porte Cochere with the luggage discretely taken away to the room, the Guest passes through a «decompression» walkway alongside a shimmering reflecting pool lit by flickering flames at night, entering into a quiet, cool and dark Concierge Foyer to be lead into a check in Lounge that has unforgettable panoramic views over the gardens and pools to the beach and sea beyond.

Location (satellite images)



View of beach club



After check-in, the Guest takes an elevated timber board walk through the landscape to their room, going one up/one down in the three storey room blocks avoiding long corridors and elevators. This gives much more intimacy and privacy/noise protection to the rooms.

Apart from the Lounge, the Reception building has a Shop/Art gallery and below, via grand stair, a small 120 m² Salon that is multifunctional and can be used for meetings, and movie/games nights in the rainy season.

Guestrooms



The Guestrooms and Suites are arranged in two crescents with x 70-5 star guestrooms in the entry crescent and x 40-1 bed suites in a more private crescent along the beach. There is a clear separation between the two types of accommodation but with the planning and architecture the resort is seamless.

All Guestrooms and Suites except x 8 lagoon view guestrooms have prime beach/sea view.

At the center of the beach linking the two crescents is the Beach Club with Restaurant/Bar and Chill-out Lounge. This is the hub of the resort and, simply, where everyone wants to be on holiday ... feet in the sand, right on the beach, surrounded by swimming pools including a swim up bar, sipping an exotic cocktail beneath a thatched palappa.



Site section - B Through guestroom crescenty



Complementing the Beach Club and animating the beach is a Beach Spa and Watersports Activity Centre and Bar.

The investment in the resort is all for the Guests with the luxurious, spacious Guestrooms and Suites and focus on the landscaping, pools and F&B experience. The Support Facilities are kept to minimal sizes with outsourcing of laundry and only short term food and beverage supplies to keep everything "fresh today". The BOH is fully concealed below the motor court creating the elevated structure for mid-level access and view. Equally the loading dock and employee entry is tucked to one side and fully screened from the Guest view.

Parking is little used by the guests and is limited to 24 bays of which x 11 are covered VIP/hotel car places off the motor court.

View of suites

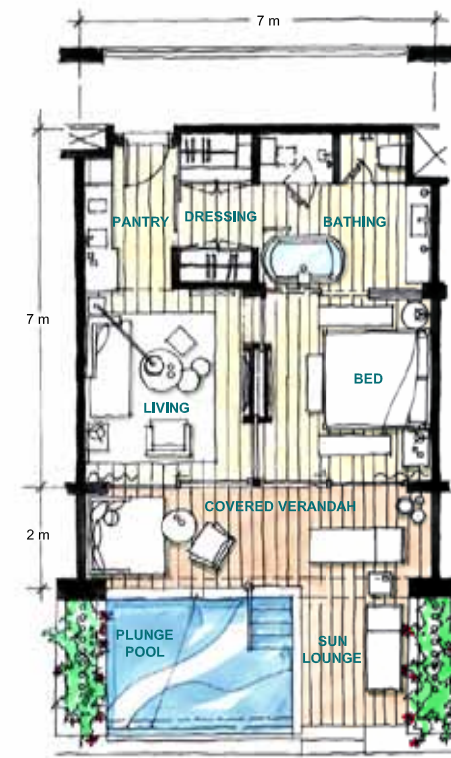


Landscaping

The landscaping reinforces the spirit and energy of the resort. The entry and elevated walkways are shielded and shady with the bamboo forest and colorful canopy trees, all very quiet and tranquil.

The guestroom crescent In contrast is higher energy with an all-embracing swim outs "lazy river" pool that is accessed off all the ground floor Guestrooms. This merges into the center pool with a horizon edge over the beach, shallow play and relaxes areas including a swim up Pool Bar.

Beach front suites



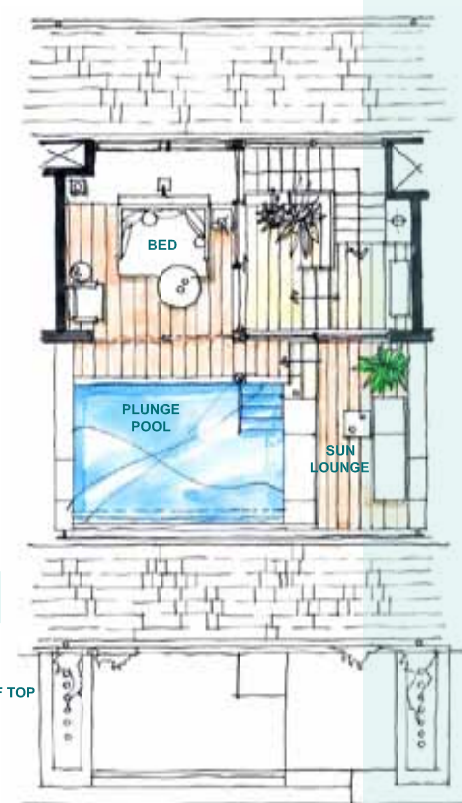
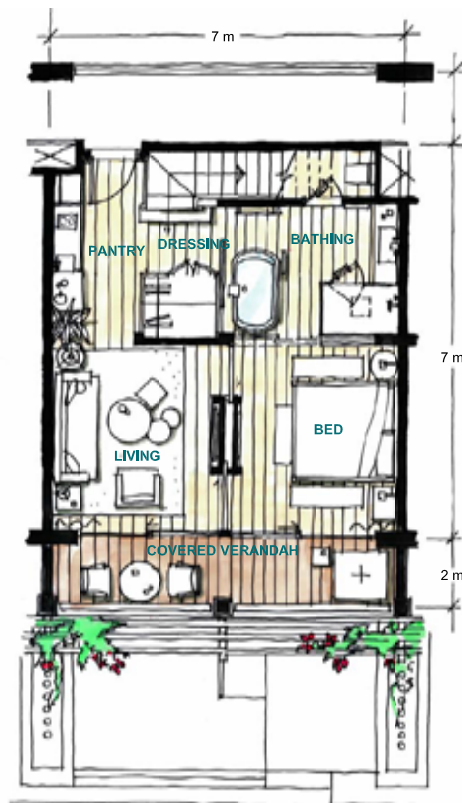
BEACH VIEW OF TYPICAL SUITE BLOCK

GARDEN LEVEL PLAN

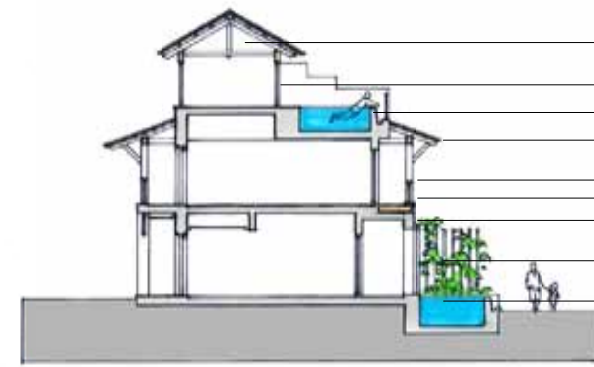
Internal Gross Area = 50m²
 Covered Verandah = 15m²
 Open Terrace = 4m²
 Plunge Pool = 10m²

FIRST FLOOR PLAN

Internal Gross Area = 63m²
 Covered Verandah = 23m²
 Open Terrace = 15m²
 Plunge Pool = 11m²



ROOF TOP



SECTION

- TIMBER ROOF STRUCTURE WITH LIGHT GREY ENVIROSHAKE SHINGLES
- WHITE ALUMINIUM HURRICANE SHUTTERS
- IN-SITU PLUNGE POOL WITH HORIZON EDGE AND GLASS BALUSTRADE
- LEAN-TO TIMBER FRAME ROOF
- ALL TIMBERS PAINTED MATT WHITE
- TIMBER COMPOSITE COLUMNS
- TIMBER BALUSTRADE
- BONE WHITE ACRYLIC PAINT ON RC STRUCTURE
- TIMBER OR ALUMINIUM SCREEN COVERED WITH VINES
- PLUNGE POOL WITH HORIZON EDGE OF NATURAL STONE CLADDING



BEACH FRONT ELEVATION

The Suite crescent is much calmer without the public pools as 73% of the suites have their own private plunge pools and gardens. Here there are sweeping Caribbean lawns below a canopy of coconut trees and a small Chapel at the beach edge for escapist weddings.





Design Architecture

The architecture is calm and serene; a modern interpretation of white British colonial “verandah” style architecture. It’s mostly white with the interiors providing the zest of Caribbean color.

All the buildings are broken down into the picturesque village scale of the island.

It follows the classic rule for tropical architecture ... “no buildings higher than a coconut tree”... With all buildings 2 & 3 storeys stepping down to single storey buildings on the beach edge.





Summary

The New Coconut Beach will be a beautiful escapist retreat. It captures the romance of the Caribbean with its boutique village scale and feet-in-the-sand site location. It will be a vision for the future but with one foot in the past, capturing the peace, tranquility and history of the site and host country Antigua.



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