

## Villa 3 - The Summit - Blue Mountain Ocean View

Providenciales, Turks and Caicos Islands

MLS# 2400322

**\$3,150,000**





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Welcome to Summit Villa 3, an exquisite estate set on a spacious, sunset-facing private lot in one of the most sought-after locations in Providenciales. Positioned approximately 94' above sea level, with 180-degree ocean views from both the Great Room and each of its three ensuite bedrooms, Villa 3 delivers effortless indoor/outdoor island living: refined, private, and beautifully composed. Commanding the most ocean-adjacent location in the prestigious nine-villa, pre-construction Summit enclave, Villa 3 pairs architectural excellence with top-tier finishes to create a secluded retreat and an entertainer's paradise. Arrival is a moment of its own: a private driveway featuring a natural limestone cliff barrier leads to a motor court and two-car garage. From there, a striking water-feature entryway opens into a spacious vestibule and a dramatic curved staircase, sunlit by an elegant ocular Italian skylight. On the main level, a large open-plan Great Room is crowned by a sweeping curved ceiling rising to over 14', with impact-resistant, certified high-efficiency floor-to-ceiling windows and doors that frame panoramic views across a curvilinear infinity pool to the azure ocean beyond. Every detail is considered. Signature Summit features include a primary bathroom featuring an elegant soaking tub and a "grotto" outdoor shower; Montesano tile flooring throughout; recessed LED lighting; dramatic hallway skylights; a gourmet professional kitchen; and a private gated entry and security system. Above, a state-of-the-art rooftop solar system with Tesla energy storage supports smart energy performance, while a living "green" roof, custom designed by world renowned expert Jörg Breuning, helps the home harmonize with its surroundings. Villa 3 also offers easy access to The Summit's private ocean path. Developer Latitude 22 affords the broadest scope on the island to incorporate buyer preferences into the final design, including customizable furniture packages, a flex room (gym/media/in-home theatre), additional solar energy capacity, an outdoor kitchen, shower and/or firepit, and even an interior elevator. Owners benefit from The Summit's thoughtfully crafted Restrictive Agreement — one that preserves a "dark sky" exterior lighting protocol, eco-sensitive landscaping, and the privacy, tranquility, and peace of mind inherent in a thoughtfully protected enclave while remaining refreshingly unburdened by the fees and restrictions common to resort-managed communities. Summit villa owners enjoy complete autonomy over how and when their home is used and, for those who choose to share it, Villa 2's location, views, and caliber of finish make it a natural candidate for TCI's luxury rental market. View construction here:  
[https://youtu.be/f6EY4g\\_pCosi=ftSRCvM8Iddaow8b](https://youtu.be/f6EY4g_pCosi=ftSRCvM8Iddaow8b) The Summit Villas are a pre-construction offering. The photos and video within this listing are for demonstrative purposes.

## Essential Information

Property Type <b>Residential</b>	Status <b>Active</b>	MLS# <b>2400322</b>	Listing Type <b>Single Family Home</b>
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## Key Details

Bed <b>3</b>	Bath <b>4</b>	View <b>Ocean View</b>	Lot Size <b>0.32 Acres</b>
Year Built <b>2026</b>	Sq Ft <b>6,367</b>		

## Property Features

Construction <b>Block, Brick, Concrete, Siding, Steel, Other - See Remarks</b>	Foundation <b>Other - See Remarks</b>	Monthly Assessment <b>1250</b>	Pet Restrictions <b>Yes</b>
Unit Number <b>Villa 3</b>	Waste Disposal <b>Septic Tank</b>		

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