



BANYAN TREE
BIMINI
RESORT & RESIDENCES



PARADISE FOUND



BANYAN TREE
BIMINI
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RENDERINGS BY RECENT SPACES

BALANCE, CAREFULLY CURATED

In the heart of the Bahamas, where pristine sands meet crystal-clear waters, Banyan Tree Bimini Resort and Residences is shaping the future of refined living.

Nestled within 40 acres of exquisite natural beauty, exclusively reserved for the fifty-four residences plus resort and spa, Banyan Tree Bimini provides an effortless island lifestyle with the convenience of thoughtful amenities and world class service.

The residences, designed by globally acclaimed architect Chad Oppenheim, blur the boundaries between architecture and the Bimini landscape, fostering a deeper connection with nature.

In addition to private beachfront suites immersed in the jungle, the resort introduces a first for the Bahamas - magical over water bungalow suites providing guests a serene experience reminiscent of far flung destinations like Bora-Bora.

Access to Banyan Tree's renowned resort amenities – five-star wellness and spa services, residence management services, and world-class restaurants – infuses the seclusion of this hideaway with the ease of modern living.

At Banyan Tree Bimini, a balance is found: between nature and civilization; easy access and remote enchantment; rest and discovery; staying connected and going off the grid.

BANYAN TREE BIMINI



FORT LAUDERDALE

HOLLYWOOD

AVENTURA

MIAMI BEACH

MIAMI

KEY BISCAVNE

48 NAUTICAL MILES

AN ISLAND SANCTUARY MINUTES FROM MIAMI

Located just 48 nautical miles east of Miami Beach, Banyan Tree Bimini Residences feel like a world apart - but are only a short seaplane ride away.

A newly built helicopter pad adjacent to the property, regularly scheduled flights operated by Tropic Ocean Airways to North Bimini, coupled with the ongoing development of a state-of-the-art international airport, South Bimini International Airport, ensure both national and international owners enjoy unparalleled ease of access.

At Banyan Tree Bimini, getting here is as effortless as being here.

Travel by air to Miami/Fort Lauderdale

From New York: 3 hours

From Washington DC: 2.5 hours

From Mexico: 3 hours

From Texas: 3 hours

From California: 5 hours

Travel from Miami/Fort Lauderdale to Bimini:

Seaplane: 20-25 minutes

Private/Commercial Flight: 20-25 minutes

Boat: 1 to 2 hours



NORTH BIMINI

SOUTH BIMINI



“We are shaping the future of Bimini as the ultimate private destination—a premium living experience within a design-forward and nature-inspired environment, complemented by top-tier global amenities.

In the stillness of Bimini, one will finally feel the expansive possibilities of each moment.

Welcome to Banyan Tree Bimini, an island sanctuary to call home.”

– Rafael Reyes

Principal, RIDGE Rockwell Island Group

AN EXTRAORDINARY PLAN TO REIMAGINE 750 ACRES
AND SHAPE REFINED LIVING IN BIMINI



BANYAN TREE BIMINI RESIDENCES

Fifty-four private waterfront residences, intentionally designed and consciously crafted.

Designed by Oppenheim Architecture, owners can select one of five floor plan layouts - three and four bedrooms - where the materials and excellence of global design elevate the natural simplicity of island living.

Named after the natural wonders and peaceful breezes that define Bimini, whether you are drawn to Carinyo, Roques, or Brisas's residence layout, Banyan Tree Bimini Residences bring you back home: to nature.

All fully furnished and positioned directly on the water, effortless living begins here.





The house was built to hold the balance. Away from the compression of the world, here, there was breath.

CUSTOM-MADE DOORS, STANDING AT 12 FEET TALL, CREATE A SEAMLESS TRANSITION BETWEEN INDOOR AND OUTDOOR SPACES, ENHANCING THE CONNECTION TO NATURE.

Surrounded by lush gardens,
the house stood as a protective
cocoon. One remembered the
connection that was always there: a
light at the center of the self.



THE INTERIOR AND EXTERIOR FLOORING, FLOWING SEAMLESSLY INTO THE
POOL, ACHIEVE A MODERN AND ELEGANT ATMOSPHERE THROUGH THE
USE OF SOLID TILES, A LEADING GLOBAL DESIGN BRAND, WHICH GENTLY
REFLECTS NATURAL LIGHT.



Here, every detail had been chosen with care. The soft grain of the wood on the kitchen cabinets, the warm ceramic of the coffee cup in your palm.

ARCA'S CUSTOM-MADE MONT BLANC HONED SLAB FOR THE KITCHEN COUNTERTOP MAKES A BOLD STATEMENT, ACCENTUATING THE MINIMALIST AESTHETIC AND REFINED INTERIORS IN EVERY RESIDENCE.

The day inhaled with a golden sunrise and the quiet rhythms of waves, calling through the bedroom window. The day exhaled with starlight and a nighttime stroll: bare feet on cool sand.



LIME-PAINTED WALLS AND EXPANSIVE FLOOR-TO-CEILING DOORS IN THE BEDROOMS ARE THOUGHTFULLY DESIGNED TO INVITE THE NATURAL WORLD INTO YOUR LIVING SPACE.



With open skies and an endless horizon, each day could follow the mood and the moment. Under the shade of the trees, there was time enough to rest, and rest some more.

BATHROOM FINISHES BY MAISON & CO EXUDE TIMELESS SOPHISTICATION FOR A TRULY REFINED SPACE.

Emerging from the sparkling waters, something was different. There was a new lightness, the world seemed somehow brighter, the colors on the water more vivid.

Here, the essential life was rekindled. The heartbeat of aliveness was palpable again.





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BRISAS
4-BEDROOM RESIDENCES

BEDROOM: 4
BATHROOM: 4
POWDER ROOM: 1
TOTAL COVERED AREA: 5,468.02 sqft
AIR CONDITIONED AREA: 3,226.98 sqft
COVERED OUTDOOR AREA: 2,241.04 sqft





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CARINYO
3-BEDROOM RESIDENCES

BEDROOM: 3
BATHROOM: 3
POWDER ROOM: 1
TOTAL COVERED AREA: 4,054.15 sqft
AIR CONDITIONED AREA: 2,764.92 sqft
COVERED OUTDOOR AREA: 1,289.23 sqft





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CARINYO 4-BEDROOM RESIDENCES

BEDROOM: 4
BATHROOM: 4
POWDER ROOM: 1
TOTAL COVERED AREA: 4,119.02 sqft
AIR CONDITIONED AREA: 2,693.29 sqft
COVERED OUTDOOR AREA: 1,425.73 sqft





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ROQUES

3-BEDROOM RESIDENCES

BEDROOM: 3
BATHROOM: 3
POWDER ROOM: 1
TOTAL COVERED AREA: 3,729.54 sqft
AIR CONDITIONED AREA: 2,697.57 sqft
COVERED OUTDOOR AREA: 1,031.97 sqft





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ROQUES
4-BEDROOM RESIDENCES

BEDROOM: 4
BATHROOM: 4
POWDER ROOM: 1
TOTAL COVERED AREA: 4,443.87 sqft
AIR CONDITIONED AREA: 3,115.84 sqft
COVERED OUTDOOR AREA: 1,328.03 sqft



THE BREEZE WHISPERED:

SILENCE.

SANCTUARY.

STILLNESS.

THE RESIDENCES



THE BEST OF BOTH WORLDS: A BANYAN TREE SIGNATURE LIVING EXPERIENCE

Across the globe, Banyan Tree is synonymous with wellbeing and exceptional design-led experiences.

With a stellar reputation founded on award-winning, top-tier, five-star hospitality experiences, Banyan Tree proudly ranks among the world's top 25 independent hospitality groups.

At Banyan Tree Bimini, residence owners will savor the best of both worlds: the privacy of their secluded, nature-inspired homes paired with exclusive access to Banyan Tree's signature services and amenities.



BANYAN TREE HOTEL RESORT

Complementing the residences, Banyan Tree Bimini hosts a luxurious five-star Banyan Tree Resort with 50 hotel keys. Offering 26 overwater bungalow suites featuring private terraces and pools—a first for the Bahamas—and 24 beachfront bungalow suites, each with its own terrace and plunge pool, guests and owners are treated to stunning views of Bimini.

From the bayfront overwater sunrise pool to the beachfront sunset pool with a poolside bar and lounge, guests can unwind in style. The resort also boasts an award-winning Banyan Tree Spa and wellness programs onsite, ensuring ultimate relaxation and rejuvenation. Furthermore, guests can indulge in world-class dining experiences at the resort's restaurants, including the renowned Bonito Beach Club.



LET THE UNFOLDING BEGIN

With concierge services, world-class dining, and an award-winning spa, residents and guests sink into serenity on Bimini's white sandy shores. Join the fun at the beachfront club, where the pool and tennis pavilion await. The destination spa—a haven of relaxation—attends to mind, body, and soul with a curated menu of treatments. After a meal at the renowned resort restaurants, cap the night with an island-inspired cocktail in the lounge, where the sound of the tide mingles with soft voices.

Premier membership-only Beach Club on-site, Bonito Beach Club at Banyan Tree Bimini.

World-class spa treatments available on-site or within the comfort of your private residence.

The privacy and secluded shelter of a gated community.

Concierge services for travel arrangements, dining reservations, entertainment, excursions, and more.

Private chef services.

Maintenance and housekeeping.

Tendering services to and from the Beach Club.

Upcoming newly constructed airport on South Bimini for private and international commercial flights and helicopters.

Inter-island ferry service conveying visitors from the airport directly to their island destination.

Access to emergency response helicopter and plane to Miami.



Wish you were here.

BONITO BEACH CLUB

Adding to its signature location in St. Barths, the Bonito Beach Club at Banyan Tree Bimini invites residents to savor a premier beachgoing experience that blends seclusion with access.

Situated at the heart of the island enclave, Bonito Beach Club offers signature services and state-of-the-art recreation.

45

BEACH CLUB OFFERINGS

Beach Chairs and Cabanas

Restaurant & Bar

VIP Table Service

Two Padel Courts

Tennis Court

Children's Turf Play Area with Games

Seasonal Weekend Activities (fitness classes, massage services, and more)

Children's Caretaker Services

Tendering Services for Pickup & Drop-Off



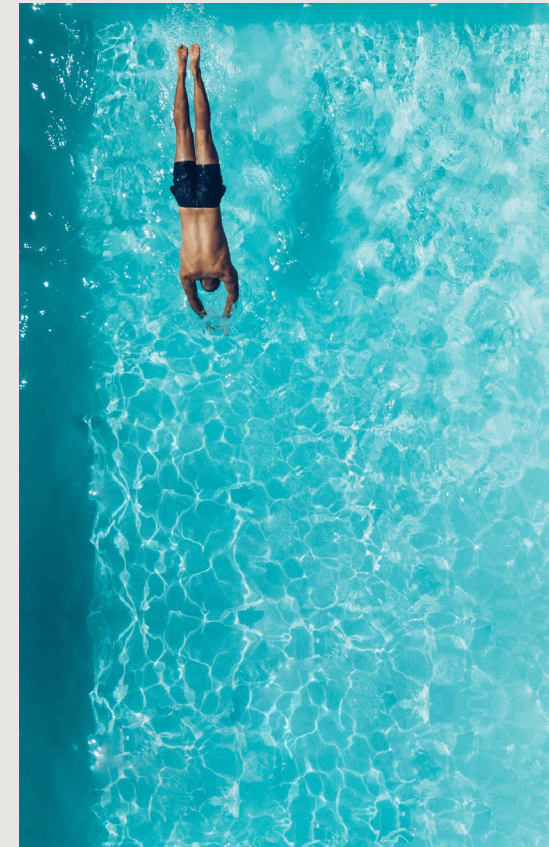
EXPANSIVE POSSIBILITY AWAITS

Each sunrise in your Banyan Tree Bimini home is an invitation to follow the mood of the day.

When the spirit of adventure stirs, the magic of the island awaits. Soak in the legendary rejuvenating powers of The Healing Hole, or search for the lost continent of Atlantis with a dive along Bimini Road. Paddleboard to nearby beaches and set sail on a kayak to explore the hidden life within Bimini's mangroves.

Explore tangles of trees and crystal-clear waters — a uniquely beautiful ecosystem is home to thousands of marine, avian, and plant species. Once known by Ernest Hemingway as the Big Game Fishing capital, and no small part of the inspiration for his novella *The Old Man and The Sea*, Bimini has lured anglers and divers for centuries.

What will you catch today?





OWNERSHIP BENEFITS

INVESTORS' PARADISE

Your Banyan Tree Bimini home is a highly valuable asset, thanks to the global reach of the Banyan Tree luxury brand. Foreign investors enjoy numerous incentives, including unrestricted property ownership, fee-simple titles, residence permits for investments of USD \$500,000 or more, and renewable real estate 10-year tax exemptions if participating in the rental program.

TURNKEY RENTAL PROGRAM

As a Banyan Tree homeowner, enjoy exclusive access to our Residential Rental Program, meaning your villa can earn revenue when you're away.



HIGH-QUALITY, EARTH-FRIENDLY HOMES YOU'LL ENJOY FOR YEARS TO COME

Banyan Tree Bimini is guided by a holistic and participatory approach to minimizing impacts, as well as safeguarding and enhancing the human and physical environment of residents and visitors alike.

SUSTAINABILITY

By embracing a sustainable ethos, Banyan Tree Bimini Residences harness solar power and employ state-of-the-art backup generators, minimizing their ecological impact. The commitment to environmental responsibility extends to the transportation options provided. Ground transportation is made more eco-friendly by using electric cars, promoting a greener and more sustainable mode of commuting for residents and guests alike.

CONSTRUCTION STANDARDS

Every residence is meticulously crafted in strict adherence to South Florida's rigorous building codes, guaranteeing exceptional quality standards that exceed both Bahamian local and USA-based regulations.

RIDGE ROCKWELL ISLAND DEVELOPMENT GROUP

Over the past two decades, RIDGE has been at the forefront of premiere residential, hospitality, marine, and aviation development in The Bahamas. RIDGE is a boutique development and construction company, with a track record that includes the construction of more than 400 luxury residences, a 308-key hotel, a 15,000 square foot casino, and a 242-slip marina – the largest in The Family Islands in the Bahamas, the construction of 3 man made residential islands and two commercial peninsulas – RIDGE is distinguished by their deep experience with complex properties in remote island locations with a passion for development and community improvement in the Bahamas.

BANYAN GROUP

Banyan Group is an independent, global hospitality company with purpose. The Group prides itself on its pioneering spirit, design-led experiences and commitment to responsible stewardship. Its extensive portfolio spans over 70 hotels and resorts, over 60 spas and galleries, and 14 branded residences in over 20 countries. Comprising 12 global brands, including the flagship brand Banyan Tree, each distinct yet united under the experiential membership program with Banyan. The founding ethos of “Embracing the Environment, Empowering People” is embodied through the Banyan Global Foundation and Banyan Academy. Banyan Group is committed to remaining the leading advocate of sustainable travel, with a focus on regenerative tourism and innovative programs that elevate the guest experience.

OPPENHEIM ARCHITECTURE

Oppenheim Architecture is a global design practice engaging with diverse clients, cultures, and environments across five continents.

Established in 1999 by Chad Oppenheim, the practice has studios in Miami and Basel with an inquisitive team of forty architects, interior designers, planners, dreamers, and technicians. Oppenheim Architecture has received over 90 awards, including more than 60 from the American Institute of Architects (AIA) Awards, as well as a National Design Award from Cooper Hewitt, Smithsonian

Curated global brand partnerships allow residents to enjoy access to the best experiences, services, and products available.

Beach Club by Bonito

Flights by Tropic Ocean Airways

Boats by Vanquish

Ground transportation by Moke Electric Cars

Helicopters by Flexjet

Landscaping by Raymond Jungles



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