



HARBOUR  ISLAND

# BRILAND CLUB

HOTEL | RESIDENCES | MARINA

THE ROYAL PORTFOLIO





WELCOME TO BRILAND CLUB

A Haven For Friends to Connect, Family to Create Lifelong Memories, and Community to Share in the Vibrant Culture & Breathtaking Environment of Harbour Island



Briland Club is a highly anticipated community and landmark Bahamian destination in Harbour Island operated and managed by The Royal Portfolio. A distinctive suite of turnkey cottages, villas, and estate homes compose Briland Club's residential enclave alongside a world-class megayacht marina, exclusive amenities, and services.

### Property Overview

**SITE AREA**

27-acre Private Gated Community

**LOCATION**

Harbour Island, The Bahamas

**RESIDENCES**

60 Exclusive Turnkey Cottages, Villas, and Estate Homes

An Experience Managed & Operated by The Royal Portfolio, Renowned Luxury Hospitality Group

Harbour Island's Only Gated Residential Community Spanning From the Pink Sand Beach to the Harbour

The First & Only Megayacht Marina on Harbour Island Featuring Slips for Yachts up to 300'

Turnkey Rental Management Program Offered to Owners by The Royal Portfolio

24-Hour Concierge Service, On-Site Security & Maintenance Team

Full Suite of Resort-style Amenities

Independent Power Generation, Water Treatment & Waste-Water Treatment Plant

Beachside Boutique Hotel by The Royal Portfolio

### A World-Class Visionary Team

**DEVELOPMENT**

4M Harbour Island Ltd.

**MANAGEMENT & OPERATIONS**

The Royal Portfolio

**DEVELOPMENT MANAGER**

Sterling Global Financial

**RESIDENTIAL ARCHITECTURE**

Nicola Office of Architecture

**ARCHITECTURE & DESIGN**

Field Architecture

**INTERIORS**

The Royal Portfolio & Design Agency

**MEP ENGINEERING**

Quasar Consulting Group

**STRUCTURAL ENGINEERING**

DeSimone Consulting Engineers

**LANDSCAPE DESIGN**

SKS Landscape Architecture

**SALES & MARKETING**

The Isles Group in Alliance with Douglas Elliman and Knight Frank





Thoughtfully Activated for Family & Friends  
to Gather and Share in Lifelong Memories



## A Collection of Inspired Lifestyle Amenities & Services

### AMENITIES

- Megayacht Marina
- World Famous Pink Sand Beach
- Resort Pool
- Kid's Club and Games Room
- Golf Simulators
- Signature Dining at the Village, Hotel, and Clubhouse
- Boutique Shoppes
- Fully-equipped, State-of-the-Art Fitness Center
- Lap Pool

- Spa Treatment Rooms with Zen Courtyard
- Steam Room & Sauna
- Hair & Nail Salon
- Resident's Club Lounge / Clubhouse
- Speakeasy Bar
- Padel Tennis and Pickleball Courts
- Bocce Court
- Nature and Running Trails

### SERVICES

- Owner Events and Social Gatherings
- Priority Dining, Spa and Activity Reservations
- 24-Hour On-site Maintenance and Security
- Refuse Disposal
- Grocery Shopping and Delivery

## The First & Only Megayacht Marina on Harbour Island

Professionally managed and offering full-service provisions unparalleled in the region, Briland Club is the only facility in The Bahamas offering the best-in-class facilities, infrastructure, 34 berths for megayachts up to 300 feet in length, fixed breakwater, hurricane-rated floating docks and clean standalone power, along with in-slip fueling, pump-out, and hard-wired internet.

## Resident-Exclusive Slip Ownership & Rental Program

Secure a permanent home port in the Caribbean's most exclusive mega-yacht marina with the purchase of a dedicated slip at Briland Club. Owners will be eligible for a sub-leasing program which allows for the option of short-term rentals while you and your yacht are exploring the world.

### MARINA SERVICES AND AMENITIES

- Robust Crew Amenities: Captain's Lounge, Gym, Lockers, Changing Room, Showers, Billiards, Table Tennis, Full Kitchen
- Premiere Waterfront Cocktail Lounge & Dining at Bar 480
- Dockmaster's Concierge Service
- Berthing Assistance
- Fixed Breakwater
- 15 Feet Wide Floating Docks
- Water Supply
- Standalone power up to 400 Amps / 480 Volts
- In-Slip Fueling and Waste Disposal
- Advanced Fire Suppression
- Category-3 Hurricane Safety Rated
- Fiber Optic / Wifi Internet Connection
- 24-Hour Security With CCTV



# An Exclusive Portfolio of Sixty Turn-Key Residences Composed of Cottages, Villas & Estate Homes

## RESIDENCE FEATURES

- Fully furnished interiors by The Royal Portfolio & Design Agency
- Elegant hardwood and porcelain floors in every residence
- Dual walk-in-closets with custom millwork and integrated lighting
- Statement-worthy solid wood doors with designer hardware
- Impressive 10' minimum ceilings in living areas and bedrooms
- Private landscaped garden with spacious covered terrace
- Swimming pool
- Oversized outdoor garden shower for a spa-inspired experience
- Designer curated decorative lighting throughout residence, recessed low-energy LED down lighters and customizable scene setting in main rooms
- Air-conditioning with humidity control throughout
- Custom laundry room with full-size Miele washer and dryer
- Dedicated owner's storage room
- Option for motorized blinds/curtains
- State-of-the-art technology & infrastructure including: AV cabling for sound system, IT & TV distribution, high-speed fiber optic internet, full coverage WIFI with concealed access, fully-integrated smart home system with built-in touch panels
- Video entry control system
- Golf cart parking and one electric vehicle charging station

## KITCHEN

- Gourmet open concept custom kitchen featuring high quality kitchen cabinets, integrated lighting and luxury composite stone countertops
- Stainless steel undermount sink with designer fixtures
- Sophisticated appliance package by Wolf & Sub-Zero
- Vented exhaust hood
- Nespresso coffee machine

## BATHROOMS

- Luxurious bathrooms include custom-designed double vanities, undermounted sinks, with selection of elegant features and finishes
- Sophisticated porcelain flooring
- Oversized walk-in shower adorned with artisanal ceramic tiles, accented by spa-inspired fixtures
- Freestanding composite stone soaking tub
- Dual flush toilet with concealed skirt
- Heated towel rail

## BENEFITS & SERVICES

- A dedicated residential team from The Royal Portfolio will provide tailored services and access to the Briland Club facilities to ensure comfort, privacy, and a perfect stay
- Owners and Guests will benefit from hotel amenities such as housekeeping, concierge services, in-residence dining, airport transfers, property management and more

## Briland Club Residences Rental Management Program



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