

## *Forbes, Forbes & Forbes Ltd.*

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### Winter 2010 Middle Caicos Update



Look very carefully toward the centre of the photo, and you will see the graceful curve of a humpback whale!! Remarkably, six times in the past two weeks we have sighted these mammoth creatures passing by the shore of Conch Bar on their annual migration to their birthing grounds north of the Dominican Republic. Yet another bonus of life on Middle Caicos!

This year, 2010, is shaping up very positively here, and across TCI in many ways. The British government, and interim governing structure is making headway steadily in sorting out the abysmal financial situation of TCI, the sluggish public service, the unsolved crime, the illegal immigration, the new health insurance plan, but encouragingly looking to the future. Major consultations are planned regarding the electoral system and the constitution, with a much greater ongoing British presence planned. Stability should be possible, and welcomed by all.

Specifically for Middle Caicos, plans muted by government include finishing the government office block in Conch Bar and upgrading/smoothing the bumpy causeway. A brand new accurate and detailed map of North & Middle Caicos will be published in the March issue of Where/When/How – a wonderful contribution to economic progress here!! We have made extensive efforts in all publications to promote day excursions and it is finally paying off.

TEN GOOD REASONS TO SPEND THE DAY (OR LONGER) ON MIDDLE CAICOS:



1. You can view, wander the beach, swim or picnic at Mudjin Harbour.
2. You can explore the Conch Bar Caves.
3. You can visit the Middle Caicos Eco Centre.
4. You can sunbathe, stroll along or picnic at Bambarra Beach, and walk to Pelican Cay.
5. You can hike Crossing Place Trail.
6. You can mountain bike along the coastal road.
7. You can take in the history of Haulover Plantation.
8. You can watch a traditional handcraft demonstration and purchase the handcrafts.
9. You can watch the model sailboat races on Valentine's Day.
10. You can relax and hear yourself think.

Intrigued? For general information & assistance, call the Middle Caicos Co-op at 946-6132 or 231-4884 or email [middlecaicos@tciway.tc](mailto:middlecaicos@tciway.tc)

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### Winter 2010 Middle Caicos Update continued

Day tourism is much stronger this year than last, with two regular ferry services now plying daily between Provo and North Caicos. Buyers are more in evidence at our office, with more focus - not just day dreaming, or fantasizing that prices will drop forever. It is a good time for sellers to re-assess price points and ensure their properties are ready for this market. Notably, the Eastwinds project is now offering beachfront lots on Wild Cow run for \$289,000, and other reasonable prices include Bambarra beachfront one acre lot for \$330,000, Platico Point lot for \$219,000 and a Blue Horizon ridge lot for \$150,000.

Daniel and myself are now ensconced in luxury in our new home in Conch Bar, living proof that building modern, comfortable homes here is possible! Indeed, two other building projects have reached near completion, and the logistics, staff, skills and management to successfully build here are now truly in place. This is another major change for buyers coming to visit the island – while isolated it is no longer neglected. Middle Caicos has a solid long term future, with single homes, small inns or small/condo townhomes units a very sensible development direction.

We are attempting now to clarify with the Planning department, Land Survey department and DECR the coastline public access points. Our first focus is on primarily the Crossing Place Trail and western beaches, plus the central area and Bambarra beach. The east end of Middle Caicos ( Wild Cow Run) has a government subdivision with excellent public parks and beach access in the design now being finalized. The Lorimers area will also need to have public water access, boat launch etc established beyond the one landing now in place.

And finally, the biggest local news is that it is the 10<sup>th</sup> annual Valentines Day Cup model sailboat races next weekend – Saturday February 13<sup>th</sup>, 2010. Attached is the flyer with details. If you can't make it this year, plan your trip to Middle Caicos next year to include it. It is a great community event, and has lifted the visibility and interest in this traditional TCI sport to growing new heights!



Please contact us if you have any questions about properties in North or Middle, wish comparative valuation research or have generational land claims to process. This company takes pride in specializing our services for North & Middle Caicos, and we have a tremendous amount of local expertise & knowledge to assist you. **Visit our website [forbesrealtytci.com](http://forbesrealtytci.com) for information or call 1-946-231-4884 anytime.**