

WINDSOR



OCEAN COTTAGE HOMESITES

WELCOME TO WINDSOR

There are places in the world that capture the soul as soon as you set foot on them. Their easy splendor and natural grace make even an occasional visitor feel like a treasured friend. Windsor, a private, family oriented sporting club, located in Vero Beach, Florida, is just such a place.

Form the intimate lush of a shell-gravel path through a canopy of live oaks, to the grand morning heraldry of the Atlantic sunrise, discovering Windsor is a pleasure at every turn. It is an opus of nature and architecture, community and privacy, elegance and ease, tradition and surprise.





WINDSOR'S BEACH

Windsor's secluded beach is located within a 20-mile stretch of protected coastline called the Archie Carr National Wildlife Refuge. This refuge is a vital nesting area for an estimated 15,000 to 20,000 sea turtles each year. The Archie Carr National Wildlife Refuge represents the nation's most significant land conservation and acquisition initiative to protect sea turtle nesting areas, which require long expanses of quiet, preserved sandy beaches.





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THE OCEAN COTTAGE NEIGHBORHOOD

Twenty-five years ago, Windsor was envisioned as a seaside village and a private, family oriented sporting club. Today, that vision has been fully realized, with a Robert Trent Jones, Jr., signature golf course, a full concierge staff, an Equestrian Centre, Beach Club, and architecture that is studied the world over.

The Ocean Cottage Homesites make up the final piece of the original Windsor vision, offering just a handful of the most pristine beachfront homesites found along Florida's east coast.

From the Village at Windsor, a private tunnel leads to the Beach Club and the Ocean Cottage neighborhood located along Eton Way, at Windsor's eastern edge. The arrangement of the homesites complements that of existing homes on the ocean, and takes full advantage of native vegetation on the site.

Fewer than eight Ocean Cottage Homesites remain, representing the final opportunity to build a completely custom beachfront home at Windsor.

THE OCEAN COTTAGE HOMESITES

The Ocean Cottage Homesites offer from 72 to 130 feet of ocean frontage, and each homesite maximizes ocean views and offers homeowners flexibility in design. Building placement guidelines are attentive to protecting Windsor's native dune vegetation and marine life, while still allowing for the most spectacular ocean views and private beach access from each home.

Homes may be conceived as relatively small cottages, or as large compounds organized around a series of courtyards. Both choices allow for ample cross ventilation, while maintaining the openness and sense of privacy characteristic of Windsor.

Buyers may work with their desired architect and choose one of Windsor's approved builders to construct their residence. The lots conform to the patterns already established on the ocean side of Windsor, where homes are low in scale and understated in style, yet reflect the hallmarks of some of the world's most renowned architects.



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