

FREE INSIDE:
Europe & Africa's
Best Supplement

INTERNATIONAL PROPERTY

Luxury Collection

Vol 18 No 1



Front Cover:
Hammond Residential
See page 4



THE FINEST HOMES, TRAVEL & LIFESTYLE

Welcome!



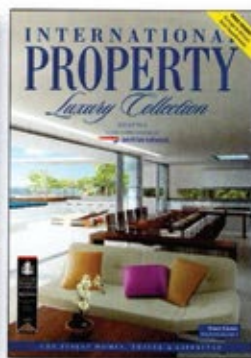
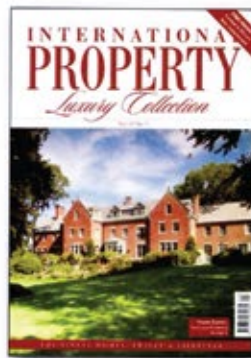
The start of a new year and the onset of spring are always good times to instigate change and so you'll notice a few differences to the magazine this issue – not least the title! It's now officially known as *International Property Luxury Collection*, a name which we believe will help to broaden its outlook even further.

We've also introduced two new lifestyle features filled with the most luxurious goods and accessories imaginable. If you're searching for that perfect gift for the person who has just about everything then look no further. How about an £83,000 pot of nail varnish or a one-off pair of the softest, slinkiest Italian calf leather boots? Or maybe you know a little girl who would love a des res dolls' mansion that's been interior designed just for her and has the option of a tiny working plasma TV!

Another new addition which will become a regular feature is the specially extended article. Each one focuses on a specific destination and includes information on everything from property and local tourist attractions to exquisite hotels, fine dining and designer shopping. We've included four of these this time putting the spotlight on Mexico, London, New York and Florida (which takes in Miami, Fort Lauderdale and Boca Raton).

I hope you'll enjoy our new format and find plenty of inspiration as you browse through each feature.

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READERS PLEASE NOTE: Some properties will be actually priced in foreign currency and subject to exchange fluctuation. Property buyers should allow for extra financial costs such as legal advice, local taxes etc. which may not be covered in the advertised prices. The descriptions of properties, the contents, whereabouts and price are given in this magazine as a guide only. Please request further details from the advertiser as required. Private advertisers are responsible for their own descriptions. Please take care to verify what you are buying in writing before proceeding. **The publisher suggests all buyers of property seek independent legal advice before entering into any contract to purchase.** All information and prices were correct at time of going to press – fluctuations in the currency market mean that some prices will have changed. Supplied editorial material cannot be returned.



On the cover: Brookline, Massachusetts
Circa 1893 custom-designed 8000+ sq ft residence. Superb craftsmanship and architectural detail. 9 fireplaces, mahogany panelled library, master suite wing, guest/staff quarters. 1.5+ acres park-like grounds in Chestnut Hill Estate area, minutes to downtown Boston. Price: \$4,995,000
Contact: Alan Cohen: acohen@HammondRE.com
Tel: +1 617-513-2769 See page 62



On the British Airways cover: Kata Rocks
A boutique collection of 34 spacious Sky Villas in Phuket, off the southwest coast of Thailand. Multi-award-winning, properties range from one to four bedrooms. The development features a clubhouse for residents with luxury spa, gym and function rooms. www.katarocks.com See page 14

Costa Rica



Ecostudio Architects was founded in 2004 and has since been committed to creating the highest quality development projects. Each one is progressed from the initial conceptual phase right through its architectural exploration to result in the most environmentally friendly and energy efficient buildings.

Triangulo Residence in Costa Rica is an excellent example of an award-winning architectural project by Ecostudio Architects. Glass is used extensively in the design giving a wonderful openness to the building and converting the living area and terrace into one vast space. This open plan theme is continued as the living room, dining room and kitchen have no walls dividing them whatsoever. The

kitchen is directly on to the terrace and has been given a very high roof with a skylight allowing hot air to rise and move out to keep the temperature comfortable at all times. An impressive steel stairway formed from a complete sheet bent to make the steps, creates a 'flying sculpture' within the main body of the house.

Outside and to the rear of the property, a large, attractive terrace connects the infinity swimming pool and deck area. Sunsets from the deck are particularly impressive and the property's location five minutes from Ostional beach where turtles come to lay their eggs and San Juanillo beach, 10 minutes in the opposite direction, forms a perfect location for such a superb residence.



**BEST ARCHITECTURE
(SINGLE UNIT)
COSTA RICA**

Triangulo Residence
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