

SAINT CATHERINE-WATSON GROVE (Adjacent to Christian Pen near Gregory Park)
Residential Sub-Division

WATSON GROVE DEVELOPMENT BLOCK

Location

The Watson Grove Subdivision is located to the east of the I-95 in Portmore, St. Catherine. The property can be accessed via the last left turn from the Dyke Road on approaching the I-95 round-a-bout. The Watson Grove property is an approved subdivision consisting of 29 residential lots. The appendix contains a schedule of these lots.

Description of Property

The Watson Grove property has a total area of 10,628.323 squared meters (114,360.755 squared feet), or 2.3 acres. The terrain is generally flat. There is easy access to food, transportation services, public utilities, sewage, water, and civic services.

The appendix contains a schedule which provides further details of the size of each lot in the Subdivision.

Table 4 Watson Grove Development Block

<u>Property</u>	<u>Title Reference</u>	<u>Value</u>
Watson Grove Development Block	Volume 1244 Folio 501 (Lots 7-29)	J\$19,400,000
	Volume 1296 Folio 947 (Lot 1)	
	Volume 1296 Folio 948 (Lot 3)	
	Volume 1296 Folio 949 (Lot3)	
	Volume 1296 Folio 950 (Lot 4)	
	Volume 1296 Folio 951 (Lot 5)	
	Volume 1296 Folio 952 (Lot 6)	
	Volume 1296 Folio 953 (Lot 6A)	

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SCHEDULE – LOTS AT WATSON GROVE SUBDIVISION

NAME OF PROPERTY	LOT NUMBER	AREA (M2)	AREA (SQ. FT)
WATSON GROVE PART OF BELMORE, ST. CATHERINE	7	360.853	3,884.222
	8	353.584	3,805.98
	9	345.861	3,722.85
	10	338.839	4,185.463
	11	338.496	3,643.571
	12	311.446	3,352.405
	13	318.196	3,425.062
	14	324.058	3488.160
	15	331.680	3570.203
	16	338.361	3642.118
	17	362.943	3906.718
	18	361.839	3894.835
	19	340.790	3668.263
	20	342.611	3687.865
	21	322.834	3474.985
	22	317.588	3418.517
	23	341.997	3681.256
	24	348.911	3755.678
	25	370.292	3985.823
	26	321.774	3463.575
	27	299.034	3218.802
	28	306.165	3295.560
	29	372.603	4010.699
	350A	84.626	910.914
RESERVED ROAD	23	540.399	5816.855
	24	572.685	6164.381
	25	672.478	7238.553
	26	987.380	10628.158

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