FROM THE DESK OF

Bry Locher

Bry Locher
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ST. THOMAS REAL ESTATE NEWS

WARM GREETINGS FROM ST. THOMAS!

Does anyone else feel like 2024 is moving at a lightning-fast pace? Not too long ago, we were acknowledging friends, family, and neighbors with "Happy New Year" greetings, and in a flash, March is already here. We continue to see a record number of visitors coming to St. Thomas, including a few more visits from the world's largest cruise ship, Royal Caribbean's Icon of the Seas. The island temperatures are slowly on the rise, creeping up from the high 70s we've been enjoying these past couple of months to the warmer mid-80s. This means our best beach days are quickly approaching and summer is around the corner.

Lots of great information awaits you in the pages ahead! This month, I'm excited to share with you a new business in Crown Bay Center where you can break your fast any time of day. I'll also introduce a beloved festival making its way to St. Thomas from our sister island St. Croix, plus a longstanding club that's celebrating its 60th year in 2024.

This is the perfect time to visit St. Thomas! Our current listings include several exceptional properties sure to have you picturing what island living can be like in your life's next chapter. Give us a call today. Let's discuss your options and schedule a showing or two; we'd love to hear from you.

RISE AND SHINE

with Sunrise Breakfast N' Suh

The newest restaurant in Crown Bay Center is serving up breakfast with a smile all day long! Sunrise Breakfast N' Suh, a family-run restaurant led by experienced restaurateur Jahmal Dyer, opened its doors in 2023, welcoming diners looking for their fill of breakfast foods. From pancakes, French toast, and waffles to oats, omelettes, and bagels, there's something to satisfy every palate at Sunrise Breakfast N' Suh.

Originally from Antigua, Dyer migrated to St. Thomas in 1985 and spent the bulk of his career with Goddard Catering Group, catering for airlines like Delta, Spirit, and Jet Blue. The company once also operated Delly Deck in Havensight Mall, where Dyer served as the restaurant's manager. Dyer is no stranger to hard work -- throughout his career, he managed three kitchens and over 100 employees on the island, wrote recipes for Delta Airlines' first-class menus, and personally wrote the menu for Delly Deck. He decided to go into business for himself after retirement as a benefit for his family, especially his two sons, Shomari and Zorn.

In addition to their all-day breakfast menu, Sunrise Breakfast N' Suh has a robust lunch menu loaded with a selection of burgers, salads, sandwiches, and wraps, with vegan options available. Their daily specials feature local cuisine such as stewed saltfish and sweet potato dumpling, chicken pelau, curry shrimp, candied potato stuffing, and more. Try one of their fruit and vegetable smoothies, which are made to order at the bar. The popular Sunrise Smoothie is made with carrot, ginger, cream of coconut, and honey, and the N' Suh Medley combines kale, beet, carrot, and cream of coconut for a surprising blend of flavors.

Sunrise Breakfast N' Suh is open seven days a week from 8am to 3pm. The restaurant is located at the Crown Bay Center across from West Zanzibar. For more information and to place an order, call 340-227-9335. You can also visit their Facebook page for the latest updates at www.facebook.com/srbvi.

SUNRISE Breakfast N' SUH

SET SAIL FOR LUXURY

at St. Thomas Yacht Club

Since its inception, St. Thomas Yacht Club (STYC) has been dedicated to being a club for exceptional sailing throughout one of the best places in the world. In 1964, a group of weekend sailors came together to organize a yacht club at the Cowpet Bay site. After two months of intense work, the Yacht

Club of St. Thomas was incorporated in November of that year, with fifteen charter members and fifteen regular members, a little under a dozen boats, and a great deal of sailing interest.

Sailing success came early for the Club, winning several off-island competitions and representing the Club and the Virgin Islands at the 1967 Pan American Games in Canada. The first Olympic medal to be won for the Virgin Islands in sailing was in 1988 with the Silver Medal from Seoul, Korea. The Club hosts various regattas and races throughout the year. The first of these, the Caribbean Midwinter Regatta, was held in February 1968, where Club members provided housing for off-island competitors and the Clubhouse served as the headquarters for food and fun. One of STYC's largest regattas is celebrating its 50th anniversary in 2024. St. Thomas International Regatta (STIR) will take place over Easter Weekend, from March 29th through the 31st. First held in October 1974, STIR is known for its serious racing reputation that attracts both the latest yacht designs and hottest one-design classes, plus the greatest skippers and crews from across the globe, including the Caribbean's hottest stars in sailing. Thanks to an exceptional program of serious world-class yacht racing, STIR has earned the status of "the Crown Jewel of Caribbean Yacht Racing."

Today, STYC continues to provide a unique facility for the benefit of all its members. Members have full access to the Club's facilities and priority registration with lower sign-up fees for their various programs, including the popular Summer Sailing Camp, Adult Sailing Courses, and Tennis Lessons. Members also have access to The Galley @STYC, the in-house restaurant open for lunch and dinner. This is where old and new friends can gather and talk, grab some good eats, and raise a glass or two. STYC introduced a unique concept of sailing instruction, boat access, and racing through the St. Thomas Sailing Center (STSC). As the sailing arm of STYC, they offer sailing opportunities to both residents and visitors who want to learn how to sail, race, or cruise under the guidance of a professional coach.

To learn more about St. Thomas Yacht Club, membership, and the many services offered, visit their website at www.stthomasyachtclub.org.

PRESERVING VIRGIN ISLANDS CULTURE

Islands. This folk music is a form of oral history used to preserve significant historical events, tell stories and jokes, and relay the day-to-day trials and tribulations of island life.

TSK hosted their first Folklife Festival on St. Croix in 2022, a showcase of activities that celebrated and promoted the what is ours, is to promulgate public knowledge of our culture and increase its visibility," shared Dr. Stanley Jacobs, founder and band leader of TSK. From March 18th to the 22nd, TSK will embark on a Cultural School Tour in St. Thomas, with visits to all of Charlotte Amalie High School, Eudora Keen High School, and All Saints Cathedral School. Students will take part in a cultural presentation by TSK showcasing Virgin Islands music, dance, arts, and crafts. On March 22nd at Fort Christian, a cultural presentation about "The Evolution of Quelbe Music" will be introduced by Dr. Lauren Larsen, Ph.D. Starting at 7pm, attendees will learn about the origins of the Virgin Islands grassroots folk music and how it has advanced from its origins on plantations throughout the territory to the distinct sound that it is today.

To learn more about Folklife Festival 2024, visit TSK's Facebook page at www.facebook.com/tensleepless.knights.

at Folklife Festival 2024

The preservation of Virgin Islands culture, customs, and traditions has been at the heart of The Ten Sleepless Knights, Inc. (aka TSK). This 501(c)(3) non-profit organization was formed by the legendary band Stanley and the Ten Sleepless Knights, who are known for keeping Quelbe music alive. Distinctively Caribbean yet uniquely Virgin Islands, Quelbe is the official music of the U.S. Virgin rich culture of the Virgin Islands through food, dance, history, and music. They hosted a series of workshops that incorporated storytelling, moko jumbie performances, quadrille and maypole dancing, cariso singing and drumming, and Crucian cooking and woodworking.

Thanks to the success of the 2023 festival, Folklife Festival 2024 extends its celebrations to St. Thomas, featuring musicians, dancers, cooks, artisans, and storytellers at events on the island. “Our goal, in addition to holding onto

THIS MONTH’S FEATURED PROPERTIES

7-O Nazareth • $6,100,000 • MLS 23-2139

LUXURY

Discover the epitome of luxury living in the exclusive gated community of Water Point. This haven offers a lifestyle of unparalleled elegance with a white sand beach, tennis court, dock, and breathtaking views of the Caribbean Sea. Step inside the main house, where sophistication meets comfort. The living, dining, and family room create inviting spaces for both relaxation and entertainment. This exquisite property seamlessly blends indoor and outdoor living.

Listing courtesy of Monique Harry

10-1-41 Peterborg • $2,450,000 • MLS 24-264

LUXURY

Stunning down-island views and Atlantic breezes from every room of this Red Rock waterfront masterpiece. Three levels, three villas, three driveways. The beautiful custom design of the main level offers two equally spacious primary en-suites wrapped around an imported Mobalco kitchen with smart home features. Open concept living and dining areas extend through double sliding glass doors to an ultra-private negative edge pool and patio overlooking Hans Lollik.

Listing courtesy of Tara Godfrey

C35/C36 Smith Bay • $1,400,000 • MLS 24-373

CONDOMINIUM

Own a piece of paradise! Nestled along the pristine beachfront, this one bedroom unit, easily converted to two bedrooms redefines luxury living with its unique features and breathtaking surroundings. Step into a world of comfort and opulence with an upstairs spacious living/dining room and well appointed kitchen and downstairs comfortable study. Two full baths and one half bath. This unit provides a level of sophistication and versatility that exceeds expectations.

Listing courtesy of Monique Harry

3N of 3 Bakkero • $4,800/month • MLS 24-398

CONDOMINIUM

Located in a compound with four additional rental residences, this newly built 2 bedroom, 2 bath apartment home offers postcard-perfect views and spacious living. The kitchen boasts granite countertops, tile backsplash, and stainless steel appliances. The laundry room offers a washer/dryer and additional storage space. Light and bright open floor plan with bedrooms on opposite sides of the home, delivering the utmost privacy.

Listing courtesy of Marni Walters

10-1-3 Peterborg • $995,000 • MLS 23-1821

VACANT LAND

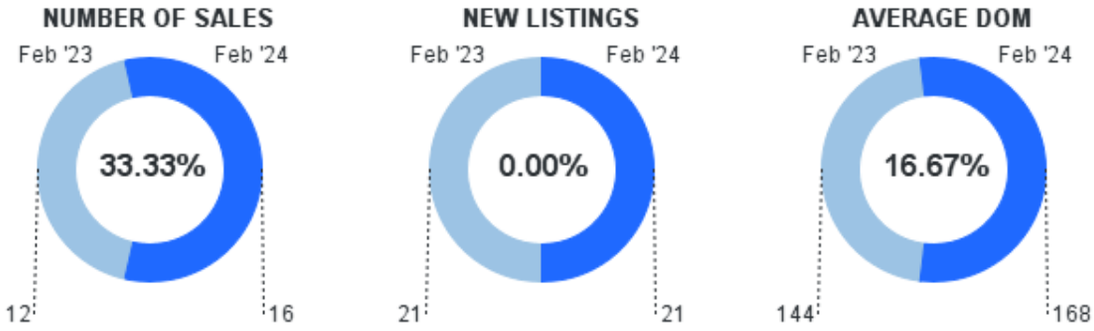
Take advantage of this STUNNING waterfront opportunity! Build your dream home here, with 140 feet of Magen's Bay access from this oversized 3/4 acre waterfront parcel. Enjoy the absolutely incredible views and water access. The adjacent 0.65 +/- acre lot is also for sale. Don't miss out on this once-in-a-lifetime opportunity!

Listing courtesy of Tara Godfrey

ST. THOMAS REAL ESTATE

MARKET WATCH

RESIDENTIAL & CONDO



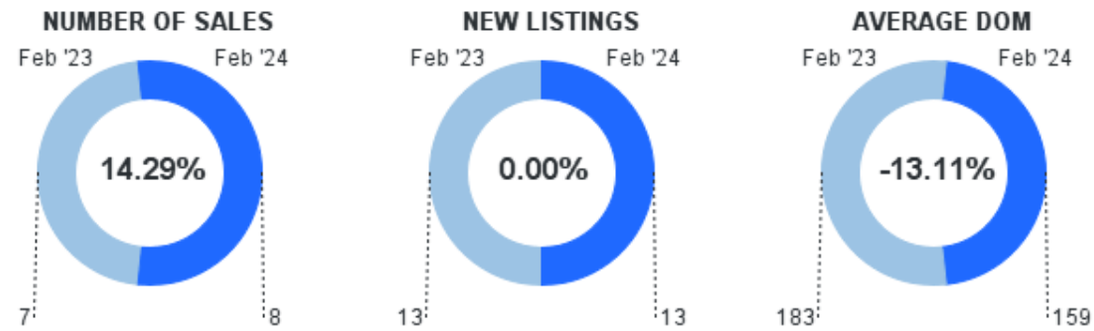
-9.06% ▼ Median Sales Price

-16.67% ▼ Average Sales Price

3.53% ▲ Median List Price

-19.26% ▼ Average List Price

CONDOMINIUMS



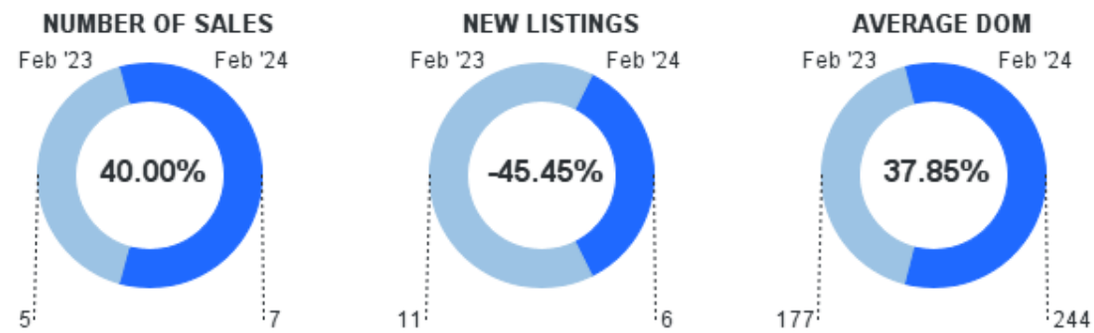
-12.90% ▼ Median Sales Price

-0.08% ▼ Average Sales Price

-10.11% ▼ Median List Price

2.55% ▲ Average List Price

VACANT LAND



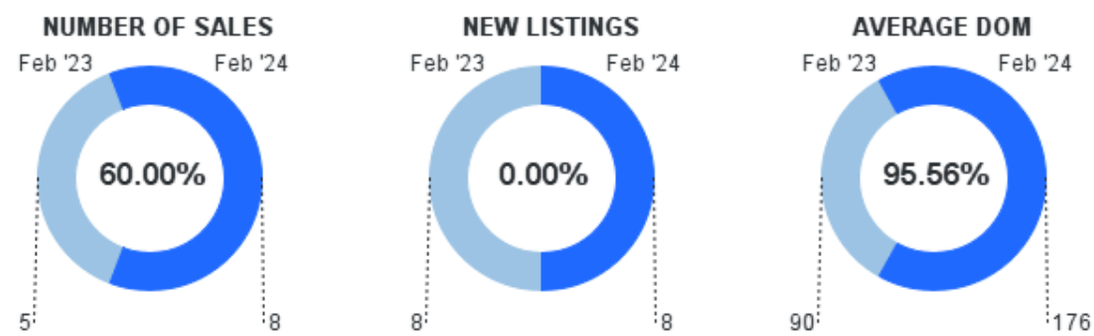
-20.57% ▼ Median Sales Price

-62.05% ▼ Average Sales Price

-16.86% ▼ Median List Price

-75.76% ▼ Average List Price

RESIDENTIAL



-50.93% ▼ Median Sales Price

-31.20% ▼ Average Sales Price

-51.71% ▼ Median List Price

-34.55% ▼ Average List Price

Comparison to the same period last year. Information from various sources, such as county records and the Multiple Listing Service, and it may include approximations. Although all the information is believed to be accurate, it is not guaranteed, and you should not rely on it without personal verification.

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This newsletter is written by Anquanette Gaspard. Each office is independently owned & operated.