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A U C T I O N



# DAUFUSKIE ISLAND RESORT

MELROSE PLANTATION, BLOODY POINT & MELROSE LANDING

*Rare opportunity to own an exclusive island resort boasting 2 golf courses, beach club, 52-key oceanfront inn & conference center, cottage homes, commercial space & 356 development units. Spanning over 1,018± acres & selling as an entirety.*



J. P. KING  
ASSET DIVISION

Est. 1915

*Daufuskie Island, South Carolina*

OCTOBER 21

*Thursday, 11:00 AM (ET)*

# MELROSE PLANTATION

Spanning 668± acres, Melrose Plantation serves as the island's main resort with an oceanfront golf course, oceanfront inn & conference center, beach club, tennis center, equestrian center, cottage homes, and administrative facilities.



The Melrose Golf Course is a 7,081-yard, par 72 Jack Nicklaus Signature course with three finishing holes on the Atlantic Ocean. Ranked among the “Top 100 Public-Access Courses” in 2000 by Golf Magazine. The golf club has a restaurant, lounge, pro shop, locker rooms, and administrative offices.



Overlooking the Atlantic Ocean and the Calibogue Sound is the Beach Club, offering a restaurant, bar, full-service fitness center, sauna, and game room. The Club also features two oceanfront heated swimming pools and a hot tub. Oceanfront site currently approved for a condominium development or single family homesites.

Melrose Plantation is one of the rare resorts along the Atlantic Coast that offers guests and residents a 16± acre equestrian center with stables, fenced pastures, and miles of riding trails.



J.P. KING

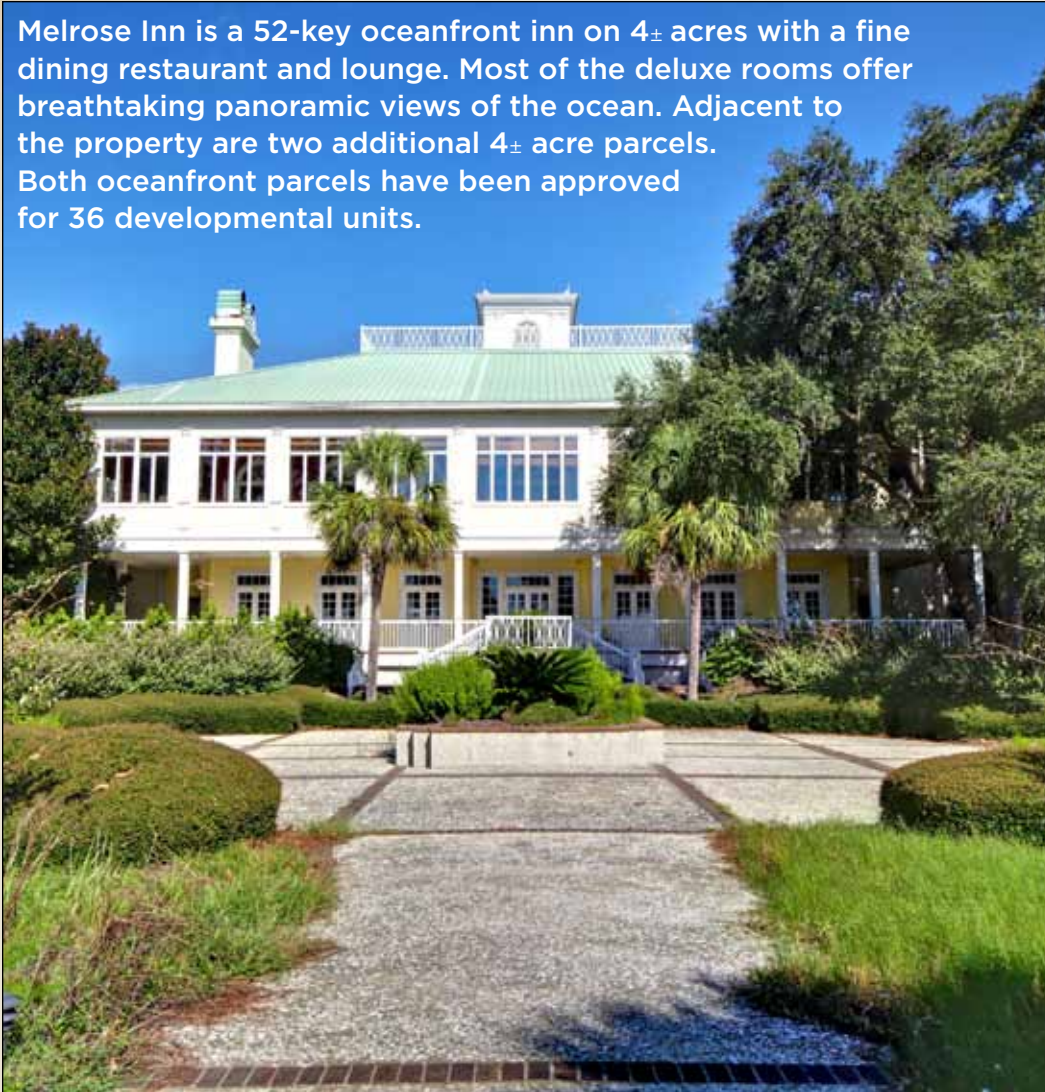
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Premier Auction Marketing Firm

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*With existing entitlements, permits, and established infrastructure,  
this is a rare and remarkable opportunity for investors.*

Melrose Inn is a 52-key oceanfront inn on 4± acres with a fine dining restaurant and lounge. Most of the deluxe rooms offer breathtaking panoramic views of the ocean. Adjacent to the property are two additional 4± acre parcels. Both oceanfront parcels have been approved for 36 developmental units.



Near Melrose Inn is the Island House Conference Center. This grand center has fully flexible rooms equipped with complete A/V systems. A newly built professional kitchen gallery serves the Inn's food and beverage outlets.

Adjacent to the Conference Center is Easter Beach Village, which has been approved for 40 second-row oceanfront development units.

Melrose Plantation also has an eight court tennis facility with a Pro Shop. Surrounding the Tennis Center is the Tennis Villa, a tract of land with approval for 30 development units.



The Ocean Residence Club offers spacious cottage homes, that feature an abundance of coastal charm. Four oceanfront 4-bedroom cottages with great views are available. Five additional 4-bedroom cottage homes are offered and located just one row back from the beach. A 2-bedroom oceanfront cottage is also available just yards from the beach and nestled within a low country forest.

*Conde Nast Traveler magazine ranks Daufuskie Island as one of the "Top 50 Best Offshore Escapes", while MSN Money considered it "One of the Top 10 places to buy a second home".*

# B L O O D Y P O I N T

Bloody Point is an offshore paradise canvassed in pristine, natural beauty offering a golf course, lots, clubhouse and a spa facility.

Situated on the southern most tip of Daufuskie Island, Bloody Point is a 350± acre community framed by the Atlantic Ocean and Mungen River. This tranquil and serene setting boasts a golf course, spa facility, two second row ocean lots and twenty developmental units. Bloody Point is a spectacular getaway offering breathtaking sunrises and incredible views.



Two exceptional homesites front the Bloody Point Golf Course and offer incredible views of the sparkling waters of the Atlantic Ocean. Nearby are 20 developmental units located in The Oceanfront Village, an area that stretches between the ocean and the clubhouse.



The 18-hole layout was designed by Tom Weiskopf and Jay Moorish. The scenic course is set along the banks of the Mungen River and looks out to the Atlantic Ocean and across the marshes to Savannah, GA.

A clubhouse complete with a Pro Shop, locker rooms, casual dining, and lounge occupy this gorgeous golf course. Also located near the clubhouse is a spa facility that was one of the most recognized “stay spas” in the Southeast.

*Just one nautical mile from Hilton Head and twelve nautical miles from Savannah, Daufuskie Island is a secluded island getaway with three miles of gorgeous, pristine beachfront.*

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# AUCTION

## AUCTION REGISTRATION

A cashier's check in the amount of \$1,000,000.00 made payable to the bidder will be required to register to bid.

## SALE SITE

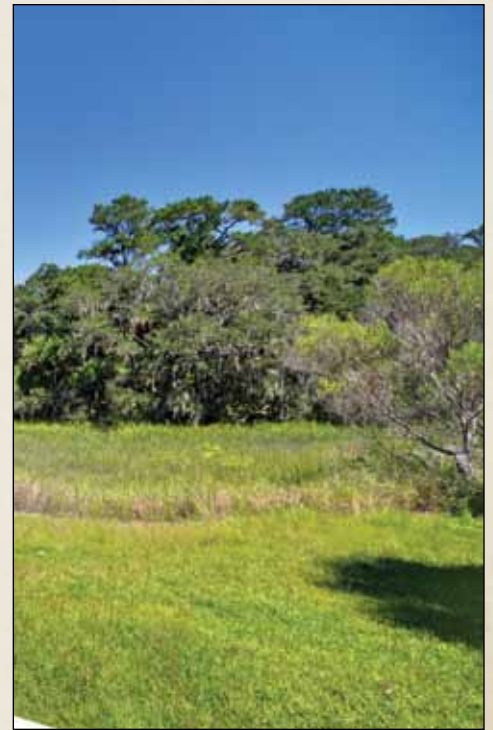
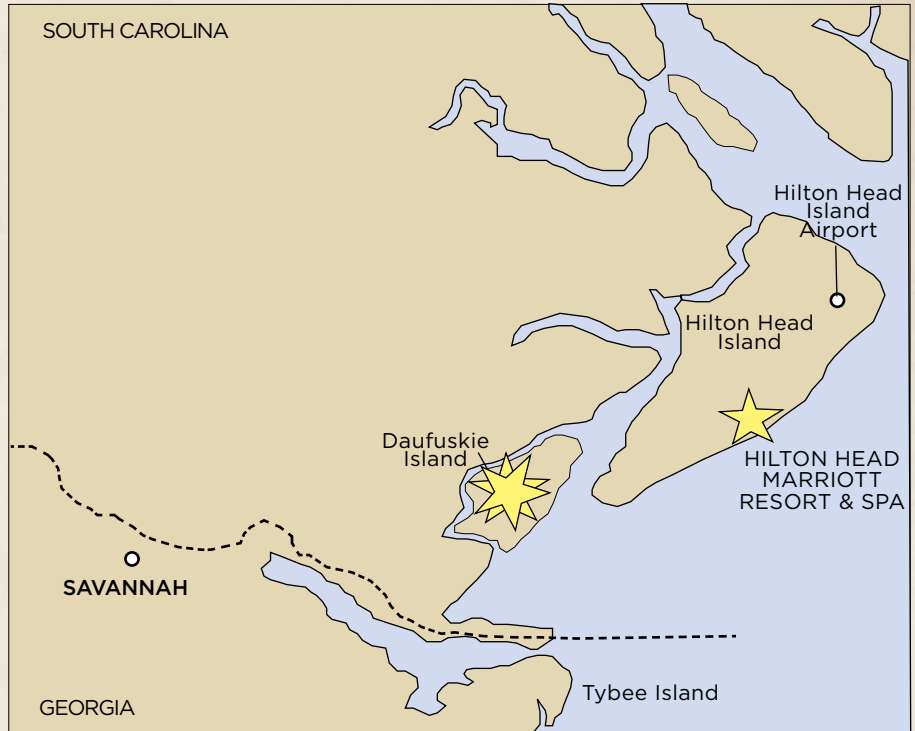
Registration begins at 10:00 A.M. (ET). The auction will begin at 11:00 A.M. (ET). The auction will take place in Ballroom D at the Hilton Head Marriott Resort and Spa, One Hotel Circle, Hilton Head Island, SC 29928. Phone 843-686-8400

## PROPERTY PREVIEW

A J. P. King auction representative will be available for tours beginning September 30th through October 20th. Please call the representative at 256.390.5888 to schedule your personal tour of the property. Tours will be given by appointment only.

## AUCTION INFORMATION

Visit [WWW.JPKING.COM](http://WWW.JPKING.COM) for more auction and property information.



## MELROSE LANDING

Melrose Landing is the main embarkation point for the resort and includes a 10,000± sq. ft. commercial land parcel. Fronting the Intercoastal Waterway, the boat dock and development rights along with the permits and entitlements for 30 units create a wonderful opportunity for a 4± acre marine village.



*You Are Offered This Personal*

# I N V I T A T I O N

DAUFUSKIE ISLAND RESORT, *South Carolina*

COURT  
ORDERED

# A U C T I O N



*Rare Opportunity to Own an Exclusive Island Resort*

THURSDAY, OCTOBER 21 • 11:00 AM (ET)



J P . K I N G

*108 Fountain Ave. Gadsden, Alabama 35901*

*Est. 1915*

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