

Something of Value in Every Detail

‘A great merger of ideas and concepts.’ – Tom duPont

(BELLAIR, FL)

As a businessman, Tom duPont keeps a steady eye on the bottom line, especially when it comes to luxury cars, yachts, jets, homes and lifestyle accouterments. Since 1984 duPont has been chairman and publisher of duPont Publishing, Inc., which offers high-style magazine catalogs of lavish products for sale and purchase.

When sales opened at Belleview Place, a new gated condominium and carriage home community on the site of the former Belleview Biltmore Hotel, duPont viewed the development with an eye on return-on-investment as well as location, lifestyle and luxury.

DuPont -- who purchased a three-bedroom, two-and-a-half bath condominium -- is confident the community will deliver true, lasting value.

“Financially,” he says, “it’s priced right. I believe the value is going to go up dramatically as the project grows. I’m in business so I look at that. The best price is right now, so you might as well step up. If not, keep an eye on it; it’s going to come into demand.”

Beyond potential value, he adds, the community enjoys certain built-in value in location, privacy, exclusivity and amenities: “The building has only 26 homes – that’s a real plus. And to actually have a private garage within a limited-access garage, where you can almost leave your keys in the car and close the door. And you don’t have to worry about someone else dinging your car with their door.”

“The inn is a huge plus, too, serving as a community and amenities center,” he adds, referring to the original lobby and 35 guest rooms of the old structure that will be transformed on-site into a boutique hotel, the Belleview Inn.

That blend of old and new creates another unique aspect duPont appreciates: “My first job in Delaware was renovating old row houses, so I’m not unfamiliar with the trials of renovating old buildings and adding modern amenities. This is a great merger of ideas and concepts. I’m glad to be part of it and glad to have it in my neighborhood”

DuPont currently lives around the corner from the site and has not only been an observer to, but an active participant in community discussions about the development. He was delighted when, after decades of disuse, the property was acquired by JMC Communities, a 39-year-old St. Petersburg-based developer of award-winning communities.

“JMC's strong reputation was a very important factor in this purchase – to know they're the people doing the project. I've had a lot of interaction with them; they have quality people, the experience, and they're doing it right,” says duPont.

*Bellevue Place, 275 Bellevue Blvd., Belleair, FL 33756; bellevueplace.com; 727-469-7070.
Condominium and carriage homes from mid-\$600s to \$1.7 million.*