

4.67 · 12 reviews

Cleanliness	4.2
Accuracy	4.4
Communication	4.8
Location	4.8
Check-in	4.8
Value	4.5

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Kenny
February 2023

Amazing house with beautiful views, nice private pool, and only steps away from the beach. You can sleep to the sounds of the waves crashing on the beach.

Response from Genesis Properties
February 2023

So happy you enjoyed your stay and we look forward to your return.

Kim
January 2023

Beautiful villa! We enjoyed our stay and the gorgeous views. You will be close to beautiful beaches and hiking, but not a lot of restaurants/stores - we knew that before booking so we were fine with the trade off for the privacy. We were pleasantly surprised at the extra supplies (toilet paper, laundry detergent, Band-Aids, aloe, etc) and cooking basics (salt, pepper, Pam spray, foil, etc). At the time of our stay there was not an ice maker, so just plan to pick up ice on your way. Zonya with Genesis Properties was extremely helpful and very responsive. We would stay here again and would recommend it to friends!

Response from Genesis Properties
January 2023

Thank you for the kind words and so happy you enjoyed your stay. A great idea for the fan on the deck, I will mention that to our owner.

Sarah
October 2022

Everything was great at this house! The host was great with communication before and during our stay. Would definitely recommend!

Karen
September 2022

We spent a week at this beautiful villa. If anything, it is even more impressive than in the photos. It felt very private and offered a breathtaking view. The rooms are spacious and comfortable. We enjoyed cooking meals in the comfortably sized kitchen and eating on the open-air patio. The pool is private and well maintained.

The central room is not air conditioned, but the doors can be opened to let in the ocean breeze. The A/C in the bedrooms is more than adequate to cool those rooms throughout the day.

The house's water is drawn from a well, and the hosts do not recommend using it for drinking water, though showering, dish washing, etc. is safe. So plan to stock up on bottled water during your stay.

Be aware that the villa is not located on a sand beach. Instead the shore is a soft loam -- beautiful, but not a place you can set up a beach blanket or chair and hang out. Thankfully Cramer's Park Beach, one of the most stunning public beaches on St. Croix, is just a few minutes' drive away. That picture-perfect beach proved to be quiet and uncrowded, especially during the week....

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Amber
August 2022

This home was better than the pictures. The view is breathtaking. We were able to watch sea turtles from the back deck...

Kimberli
June 2022

We really enjoyed our stay here in this historic, charming villa - with such beautiful views! The villa is designed to ensure the cooling breezes from the ocean flow through the central rooms- wonderful at night and in the early morning. The ac in each bedroom keeps these rooms nice and cool. However it's important to close up the doors to keep the hot air out and the cool air in during the hottest part of the day- there are great fans in the center room to keep things cool. The pool is amazing! We were also able to snorkel right out front— avoiding the seaweed on the casino side of the beach, just headed left at the end of the stairs. Our hosts were very helpful, and went above and beyond - both Zonya and David helped us get everything working with the internet when we had issues. Zonya even dropped off a new coffee maker when I was having trouble getting my morning coffee! Our favorite space was the deck, where we enjoyed watching pelicans diving for fish while enjoying breakfast in the morning.... and wrapping up our evenings looking at the clear night sky.

David
June 2022

We had a great time at the villa. Despite it being “seaweed” season on the beach (there was a massive accumulation of seaweed preventing us from using it), the villa’s pool and views were fantastic. The host was responsive and provided many local tips - we’d love to come back!

Lauren
May 2022

Overall, the fantastic views from the villa and surrounding flora and fauna helped make our honeymoon as special and magical as it was! The view from the back patio is truly spectacular. Every day we watched pelicans and iguanas in the trees and, on one occasion, we spotted a sea turtle swimming in the bay below. At night we were lulled to sleep by the sound of the ocean through the shutters.

Unfortunately, we had to bring our review down to a 3 out of 5 because of a few issues:

1) We had to request that an exterminator take care of a cockroach problem early on in our stay. However, this issue was mostly resolved after that. We understand cockroaches are prevalent in the Caribbean, but we suggest checking in with the owner to make sure they have sprayed recently before your stay. Also, do not leave any trace of food out overnight, and you should be good.

2) Although the listing says it has air conditioning, there are just two mini splits in either bedroom. They made it very comfortable to sleep in the bedroom, but they did not cool the entire house. The quaint architecture of the home is beautiful but, unfortunately, relies on large doors and shutters to let the breeze...

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Response from Genesis Properties
May 2022

We are glad you enjoyed your stay in the villa, and congratulations on your marriage! To address your concerns: The house is on a monthly pest spray, but unfortunately with it being an open air house in the Caribbean, a pest or two may sneak in from time to time. We are a bit...

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Judy
April 2022

We traveled to St. Croix for the 1st time and stayed at the Southern Breezes Villa, which had beautiful, true St. Croix architecture and quant charm. From the arched doors that open to the deck overlooking the ocean, the wood ceilings, to the louvered shutters in the bedrooms that let sounds of the ocean waves in while you sleep. The pool area was private with a patio and chase lounges, chairs and lights beautiful for night swimming. All of the landscaping around the entire house was very tropical. There was a gas grill for cooking out. A couple of beach chairs we took to the beach. Both bedrooms had air conditioning and the living room and kitchen area were cooled by the breezes from the ocean, it was very comfortable day and night. The deck overlooking the ocean had incredible views. The kitchen was well equipped and the washer/dryer downstairs was a plus. Each room had 2 bath towels and a few washcloths & there were a couple beach towels at the house also. The location was perfect. It was very private at the house but only a minute to Divi Carina Resort which had a nice casino, about 15 min to Christiansted and about 30 to Frederiksted, not to mention all of the great places to eat and see around the island. We rented a car which is the best thing to do. The owner was very quick and personable to respond when we contacted him during our stay, which made us feel comfortable and we appreciated that very much. We just wish our stay was longer and hope to return to Southern Breezes Villa. Thank you!

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Response from Genesis Properties
May 2022

So happy you enjoyed your stay. Thank you for the kind words. Can't wait to have you stay again.



Cj
April 2022

If you're looking for a place with amazing views in a quiet location, this is for you. If you're looking to be close to restaurants and activity, you'll definitely need a vehicle to get you there. We loved this place and it was perfect for what we were looking for.



Emma
April 2022

If you're lucky enough to have this place available for your stay in St. Croix, book it right now!! Beach access, amazing views, and your own pool! Total privacy!! It is incredible and the host always reply's back in seconds. Do not miss out on this dream stay!



Sarah
November 2021

Beautiful view from the porch - we spent most of our time there. The pool would have been a huge hit but it was quite dirty on arrival - we tried cleaning, but most of the debris had sunk to the bottom and you couldn't

get it without a skimmer. Unfortunately, it took a few days to get the cleaner out there - we enjoyed it for a day then it was dirty again. Some simple landscaping may help to keep leaves and limbs out of the pool.



Response from Genesis Properties
November 2021

So happy we were able to get you in on such short notice. The few leaves that were in the pool from the picture you sent were cleaned by our pool cleaner, but yes there are trees around. I would not describe that as quite dirty though. The views are amazing.

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