

Lakeside Manalapan Co-op with Resort Access Listed at \$2.995 Million

August 1, 2025

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A fully furnished co-operative (co-op) unit located in the exclusive La Coquille Villas of Manalapan, Florida, has been listed for \$2.995 million. This offering provides a rare opportunity for luxury homebuyers to own a turnkey waterfront residence in one of South Florida's most secure and prestigious coastal towns, without the multimillion-dollar price tag typical of Manalapan's sprawling ocean-to-lake estates.

Manalapan, a barrier-island town south of Palm Beach, is known for its ultra-wealthy residents, low population density, and private estate compounds. While the town is largely defined by expansive single-family properties that stretch from the Atlantic Ocean to the Intracoastal Waterway, La Coquille Villas presents a more discreet yet upscale housing alternative. The co-op development consists of several two- and three-story residential buildings and is located directly adjacent to the Eau Palm Beach Resort and Spa, a Five-Star rated luxury property recognized by *Forbes Travel Guide*.

The featured unit is owned by skincare entrepreneur Kat Burki and her husband, Chris. Burki, whose brand focuses on clinical nutrition and science-backed skincare, described the residence as “such a special place.” The sale includes all furnishings, providing an immediate move-in option for prospective buyers and eliminating the delays and costs typically associated with furnishing high-end homes. The interior design reflects a coastal-luxury aesthetic with high-end finishes, expansive views, and access to both lakefront scenery and resort amenities.

One of the defining benefits of living in La Coquille Villas is its long-standing affiliation with the Eau Palm Beach Resort and Spa. Residents enjoy full access to a range of five-star amenities, including private beach and pool facilities, world-class spa services, fitness centers, fine dining, and concierge support. This partnership effectively bridges private residential living with luxury resort access, catering to buyers looking for comfort, convenience, and elevated lifestyle services.

In 2024, the Eau Palm Beach Resort and Spa gained additional prominence when it was acquired by Larry Ellison, the billionaire co-founder of Oracle Corporation, for a reported \$277 million. Ellison, one of the richest individuals in the United States, also owns Manalapan’s largest estate. His growing presence in the town has helped increase the visibility of the surrounding residential market, signaling strong investor confidence in the area’s long-term value and prestige.

The co-op’s location adds further appeal, offering residents a private, secure environment with proximity to Palm Beach, Delray Beach, and Boca Raton. These nearby cities provide access to fine dining, high-end retail, and cultural events, while Manalapan’s strict zoning and limited public access help maintain its exclusive character.

Co-operative housing remains relatively uncommon in Florida compared to other states, particularly New York. In a co-op model, buyers do not purchase individual units outright;

instead, they acquire shares in a corporation that owns the property, which then grants occupancy rights. This arrangement often includes more rigorous financial and personal vetting for buyers, which can be attractive to communities seeking to maintain privacy and long-term stability.

The \$2.995 million asking price is consistent with recent market activity in Florida's upper-tier housing segment, where demand remains steady for turnkey properties in prime locations. High-net-worth buyers continue to show interest in low-maintenance, luxury residences that offer both lifestyle amenities and a sense of community security.

For prospective owners, this lakeside unit at La Coquille Villas delivers a blend of elegance, privacy, and convenience. With its combination of resort-level perks, professional design, and access to one of South Florida's most elite neighborhoods, the property stands as a notable option in the current real estate landscape for those seeking exclusivity without excessive upkeep.