

Nikki Beach

Resort & Spa Antigua

MODEL ROOM PROTOTYPE



Ravi Lalloo

BSc, PMP®

PROJECT MANAGER

Planning. Construction. Commissioning. Handover.

PROJECT NOTES / 2026

MODEL ROOM



One model room.

A benchmark for the wider development.

NIKKI BEACH RESORT & SPA ANTIGUA

Model Room Prototype

RAVI LALLOO | PROJECT MANAGER

Designed to be experienced.



Nikki Beach Resort & Spa Antigua Model Room Prototype

A model room brings design, construction and operations together in a space the team can evaluate before its details are repeated across a development.

As Project Manager, I managed the Nikki Beach Resort & Spa Antigua Model Room Prototype from planning through construction, commissioning and owner/operator handover.

The strongest lessons came from our full evaluation of how the room looked, felt and operated.



Experience the room.

We evaluated lighting presets for day and night, checking the functionality, positioning and appearance of the controls. Furniture was assessed for comfort, shape, fabric texture, colour, design and material durability.

We checked doors for ease of opening and closing, and assessed the air conditioning and extractor fans for quiet operation when switched on. Each review helped identify opportunities to improve the design and guest experience.

Sit. Touch. Listen. Operate.

Lux Room

NIKKI BEACH RESORT & SPA ANTIGUA



VIDEO WALKTHROUGH

3:23

Watch in the interactive book

A complete walkthrough of the Lux Room prototype.

Open the interactive edition to play this video.

Junior Suite

NIKKI BEACH RESORT & SPA ANTIGUA



VIDEO WALKTHROUGH

3:23

Watch in the interactive book

A complete walkthrough of the Junior Suite prototype.

Open the interactive edition to play this video.



Coordinate the complete design.

Architectural, structural, MEP, joinery and finish details need to work seamlessly together. Building the prototype allows teams to review service routes, fixings, tolerances, trade sequencing and maintenance access, alongside bathroom fittings, glass enclosures and drainage details.

My scope included integrating Lutron MyRoom controls, HVAC automation, lighting scenes, occupancy sensors, motorised shades and hotel management systems.

Agree the details before ordering.

The project required extensive coordination with HKS, ROAM and BCQS, with stakeholder approvals before procurement. Evaluating furniture and wardrobe suppliers gave the team a practical basis for reviewing product quality and suitability.

Plan for island delivery.

Procurement from North America, Italy, Vietnam and Indonesia involved supplier engagement, customs delays, weather-related shipping disruptions and ongoing design refinements. Keeping approvals, orders, specialist trades and installation sequences aligned was essential to maintaining progress.

Carry the lessons into delivery.



Our work included QA/QC, testing, commissioning and handover. The evaluation has lasting value when agreed changes reach drawings, specifications, procurement orders and site instructions, with cost and schedule implications understood.

The approved prototype becomes a shared reference for construction quality, workmanship and operations across future guest accommodation.

My main learning: experience the model room as a guest would. Sit, touch, listen and operate the room, then turn those observations into clear design decisions and consistent delivery standards.

What has your team changed after a model-room evaluation?



Experience the room.

From design intent to delivery.

Ravi Lalloo

BSc, PMP® | Project Manager

ravi.lalloo@outlook.com

NIKKI BEACH RESORT & SPA ANTIGUA