256 Crighton Building, Crewe Rd, PO BOX 1977,
Grand Cayman, KY1-1104, Cayman Islands
Phone: +1 (345) 949-7099
Fax: +1 (345) 949-6819
Email: info@cireba.com

# Beach Bay 4-bed Sun-powered Family Sanctuary W/ Pool & Mature Fruit Trees

Savannah / Lower Valley, Grand Cayman

MLS# 421437

## CI$1,095,000













The information contained herein has been furnished by the owner and or their nominee and represented by them to be accurate. The listing company, agent and CIREBA MLS disclaims any liability or responsibility for any inaccuracies, errors or omissions in the represented information and all the information contained herein is subject to errors, omissions, price changes, prior sale or withdrawal, without notice and is at all times subject to verification by the purchaser.



**JENNIFER PHILPOTT**
345-936-7400
jennifer@shoreline.ky

Discover the ultimate turn-key Grand Cayman lifestyle at 53 Beach Bay Road, an impeccably maintained, open-concept sanctuary set at a high elevation and surrounded by lush tropical gardens with mature fruit trees. The heart of the home is a spectacular kitchen, equipped with top-of-the-line appliances in immaculate condition. This culinary space flows seamlessly into the dining room and down to a charming sunken living room, adding exceptional architectural character and a distinct, inviting feel to the main gathering area. True to island living, the kitchen opens directly out to the screened in patio and pool enclosure for effortless indoor-outdoor entertaining. The flexible floor plan boasts three spacious bedrooms, all with french doors that lead out to the screened-in lanais, plus a dedicated home office that easily converts into a fourth bedroom. The primary suite is a true private retreat, featuring a massive 10x10 walk-in closet, a spa-inspired en-suite with a private water closet, and direct access to the screened lanai to enjoy peaceful mornings and star-lined evenings. Adding to its unique prestige, the property is offered fully furnished with heirloom-quality, Amish-made solid oak pieces. Designed for eco-luxury without sacrificing comfort, a state-of-the-art solar array paired with new Tesla batteries (carrying a 25-year warranty) stored in the garage offsets the vast majority of your energy usage for exceptionally low utility bills. Your private backyard resort features a fully screened-in enclosure housing a 100% solar-powered pool with new filtration and a solar cover. For effortless outdoor entertaining, you'll also enjoy a convenient poolside half-bath and easy access to the large walk-in pantry. Beyond the pool lies a fully fenced, mature tropical orchard bearing Soursop, Naseberry, Ackee, Pomegranate, and three distinct Mango varieties right off the branch. Beach Bay is a peaceful neighborhood graced by cooling breezes and the sounds of local parrots. This property is just a short stroll from Beach Bay public beach at the end of the road. Enjoy quick access to Savannah’s everyday conveniences while capitalizing on incredible future property appreciation with the highly anticipated Mandarin Oriental resort coming to the immediate area. The home is fully equipped with a durable 6-year-old standing seam metal roof, two well-maintained A/C units, Starlink internet and Alexa controlled lighting. Do not miss out on this opportunity. Schedule your appointment to view today before it's gone. This home is priced to sell!

## Essential Information

| Type | Status | MLS# | Listing Type |
|---|---|---|---|
| **Residential** | **New** | **421437** | **Single Family Home** |

## Key Details

The information contained herein has been furnished by the owner and or their nominee and represented by them to be accurate. The listing company, agent and CIREBA MLS disclaims any liability or responsibility for any inaccuracies, errors or omissions in the represented information and all the information contained herein is subject to errors, omissions, price changes, prior sale or withdrawal, without notice and is at all times subject to verification by the purchaser.

| Bed | Bath |
| --- | --- |
| **4** | **2.5** |

View
**Garden View**

| Year Built | Sq.Ft. |
| --- | --- |
| **1985** | **3,234** |

## Additional Feature

| Den | Pool | Foundation | Stories |
| --- | --- | --- | --- |
| **No** | **Yes** | **Slab** | **1** |

| Furnished | Garage |
| --- | --- |
| **Yes** | **1** |

## Property Feature

| Yes | Yes |
| --- | --- |
| **Fenced Yard** | **Pool** |

The information contained herein has been furnished by the owner and or their nominee and represented by them to be accurate. The listing company, agent and CIREBA MLS disclaims any liability or responsibility for any inaccuracies, errors or omissions in the represented information and all the information contained herein is subject to errors, omissions, price changes, prior sale or withdrawal, without notice and is at all times subject to verification by the purchaser.