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Canal Front Home With Pool On Over Half An Acre Of Land

Prospect/Spotts, Grand Cayman

MLS# 421510

CI$1,250,000













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AMBER YATES
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TROPICAL CANAL-FRONT LIVING | 4 BEDROOMS | POOL | PRIVATE DOCK Set on an impressive 0.52-acre parcel, this spacious four-bedroom, three-bathroom canal-front home offers relaxed island living, exceptional outdoor space and excellent boating access. Boasting 122 feet of canal frontage, a 50-foot dock and a 25-foot swimming pool, this property is ideal for boating enthusiasts and those seeking a private tropical setting. The ground floor features an expansive living and family room opening onto a generous screened patio, with two bedrooms and a bathroom also conveniently located downstairs. The impressive kitchen and dining area benefit from cathedral ceilings, granite countertops, stainless steel appliances and a gas hob. Terracotta Spanish tiles, teak furnishings and abundant natural light add to the home's welcoming character. Upstairs, the master suite features an ensuite bathroom and his-and-hers closets, alongside a further bedroom. Both bedrooms open onto a screened verandah overlooking the lush tropical gardens and canal. The beautifully established grounds include a tropical garden, a pergola with electricity, a separate garden summer house with verandah and power, and ample parking. Approved plans are also available for a double garage with an apartment above, offering further potential. Additional features include three independent AC systems for more efficient energy management, surround sound speakers, wheelchair-accessible three-foot doorways and hurricane shutters throughout. A particularly attractive feature: The land immediately south of the property is designated LPP (Little/Low Population Planning designation – confirm the official designation), with development restrictions that may help preserve the surrounding outlook. With its clean canal, excellent boating access and generous grounds, this is a wonderful opportunity to secure a substantial waterfront home in Grand Cayman. FEATURES AT A GLANCE 4 Bedrooms | 3 Bathrooms 0.52-acre parcel 122 ft canal frontage 50 ft private dock 25 ft swimming pool Screened patio and upstairs verandah Tropical landscaped gardens Pergola and separate summer house Approved plans for double garage and apartment Hurricane protection throughout Ample parking An exceptional opportunity. Contact Agent to view.

Essential Information

Type	Status	MLS#	Listing Type
Residential	**New**	**421510**	**Single Family Home**

Key Details

Bed	Bath
4	**3**

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View
Canal Front

Year Built
2005

Sq.Ft.
3,082

Additional Feature

Den
No

Pool
Yes

Foundation
Slab

Stories
2

Furnished
Yes

Property Feature

Yes
Fenced Yard

Yes
Pool

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