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## 42 Eiffel Dr. - 3 Bed House In Breakers

Bodden Town / Breakers, Grand Cayman

MLS# 419412

**CI\$535,000**





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Income-Generating Property on Eiffel Drive, Breakers Built in 2019, well maintained, and positioned on elevated land above street level, this dual-unit property in Breakers offers a modern, flexible layout with excellent rental income. The raised elevation provides improved drainage and protection during heavy rains, making this a smart long-term investment. Sitting on a 0.22-acre lot, the property features approximately 1,600 sq ft of total living space and can easily be converted back into a single-family home, thanks to a sealed internal doorway between the two units. Property Overview: Lot size: 0.22 acres Total area: Approx. 1,600 sq ft Configuration: o Unit 1: 2 Bedrooms, 2 Bathrooms o Unit 2: 1 Bedroom, 1 Bathroom Convertible layout: Units are separated by a sealed internal door, allowing easy reunification into one home Access: Each unit has private front and rear entrances Outdoor Space: Shared backyard garden, ideal for relaxing or BBQs Parking: Front yard fits up to 3 vehicles Monthly Rental Income: o Unit 1: CI\$ 1,900 o Unit 2: CI\$ 1,100 o Total: CI\$ 3,000 UNIT 1 – 2 Bedrooms / 2 Bathrooms Bright and spacious interior with tiled flooring throughout Entry opens into a comfortable living and dining area Generous kitchen with Whirlpool appliances and electric stove Work-from-home friendly: space accommodates a dedicated desk or office nook Laundry room with: o Washer & dryer o Utility sink o Ample storage Private front and rear access UNIT 2 – 1 Bedroom / 1 Bathroom Compact yet highly functional layout Tiled flooring throughout Efficient kitchen with gas stove Washer and dryer integrated into kitchen area Private front and rear access Ideal for singles or couples This is a fantastic opportunity to own a flexible, income-generating property in a peaceful and growing community. Whether you want to keep it as an investment, live in one unit and rent the other, or convert it back into a single-family home — the choice is yours. Contact us today to schedule a viewing and learn more about this rare find in Breakers!

## Essential Information

Type	Status	MLS#	Listing Type
<b>Residential</b>	<b>Current</b>	<b>419412</b>	<b>Single Family Home</b>

## Key Details

Bed	Bath
<b>3</b>	<b>3</b>

View  
**Garden View**

Year Built	Sq.Ft.
<b>2019</b>	<b>1,600</b>

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**Additional Feature**

Den	Pool	Foundation	Stories
<b>Yes</b>	<b>No</b>	<b>Slab</b>	<b>1</b>
Furnished			
<b>Yes</b>			