



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

9 Old Prospect Groves - Coastal Chic, Beachfront, 2-bed Unit

Prospect/Spotts, Grand Cayman

MLS# 418496

CI\$715,000





ZANE KUTTNER

zane.kuttner@remax.ky



CHER KUTTNER

cher.kuttner@remax.ky

Situated in the charming and wonderfully peaceful Old Prospect Groves, this beautifully updated end unit is one of the best-priced waterfront condos on the island, offering unmatched features at an incredible value. Read more below on how this outstanding property combines modern amenities with unparalleled Caribbean Sea views.:

Key Features:

- **Bright and Open Interior:** An open floor plan with large hurricane-rated windows and doors floods the home with natural light while providing robust storm protection.
- **Modern Upgrades:** Recently installed hurricane-rated front door with glass for enhanced safety and style. A fully replaced AC system (less than two years old) ensures efficient climate control.
- **Elegant Master Suite:**
 - Twin walk-in closets for ample storage.
 - Ensuite bathroom featuring a relaxing soaking tub.
 - Direct access to a newly rebuilt patio constructed with composite materials that stay cool under the sun.
- **Inviting Guest Bedroom:** Includes its own ensuite bathroom and closet, offering privacy and comfort for visitors.
- **Outdoor Living:**
 - Newly redone TREX decking leads to a refreshed pool and gazebo area, perfect for gatherings or quiet moments.
 - The patio, along with the entire underlying structure, was rebuilt less than two years ago for durability and comfort.
- **Storm-Resilient Construction:**
 - Elevated 13 feet above sea level, the property has no history of flooding or significant storm damage.
 - All windows and doors are hurricane-rated, providing peace of mind during active storm seasons.
 - The building's slate roof is inspected and certified for 30+ years of life, complemented by insulated roofing for enhanced energy efficiency.
- **Prime Beach Access:** A short walk to a reef-protected beach offers opportunities for paddleboarding, swimming, or relaxing along the shore.

This property's combination of modern updates, hurricane-rated features and stunning views makes it a standout opportunity for luxurious waterfront living. Don't miss the chance to call this exceptional property home!

Essential Information

Type	Status	MLS#	Listing Type
Residential	Pen/Con	418496	Condominiums

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
2

Bath
2.5

View
**Beach Front, Water
Front**

Year Built
1998

Sq.Ft.
1,608

Pets Allowed:
Yes

Additional Feature

Den
No

Floor Level
1

Furnished
Yes