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# Stunning Seaside Villa Can Be Owner-financed!

East End / High Rock, Grand Cayman

MLS# 420507

## US$4,200,000













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ABSOLUTELY GORGEOUS BEACH VILLA CAN BE YOURS THROUGH OWNER FINANCING! Don't miss the opportunity to acquire a brand-new 4,500 sq ft contemporary beachfront retreat in East End. Designed for relaxed coastal living, this 5-bedroom, 5 bathroom villa sits on a 0.3acre parcel, 14 ft above sea level. with powder sand beach and direct access to calm, reefprotected waters—ideal for snorkeling and paddleboarding, right. Dine and stargaze from its wooden dock built for boating and alfresco dining. Its dramatic tall front door opens into living, cooking and dining spaces where the ocean is the focal point. Floortoceiling windows frame blue horizons, while 11ft ceilings give the main areas an expansive feel. This level is anchored by a 75 TV for relaxed evenings. The kitchen is refined and highly functional. An enclosed pantry and custom Italian cabinetry envolopes the space, centred around an oversized island. Appliances include a 48 gas range with professionalgrade hood, pot filler, Thermador fridge/freezer, a microwave/oven combo, 2 dishwashers, warming drawer, ice machine, and a large sink with pulldown faucet. Every element has been selected for longevity and entertaining at scale. Also on the ground floor is a striking powder room and a generous ensuite king bedroom with access to the heated pool, pool deck—perfect for guests or multigenerational living - beach cabana, outdoor shower, beach lounging and landscaped gardens on automatic irrigation. The 1st floor hosts 3 further ensuite bedrooms with 10 ft ceilings—2 with king beds and 1 with 2 queen beds—making this level ideal for large groups, comfortably accommodating 10 guests. A conveniently located laundry area and a quiet reading nook wraps this space up. Bathrooms come with zeroentry glass showers and bath tubs, dual heads and body sprays, LED mirrors, and glass tile walls. All bathrooms are prefitted for bidets. Bedrooms come fully furnished, with automated blinds, 55 TVs, soundbars, safes and beautiful linens—hallmarks of highend villas. The upperlevel suite offers a bar area with ice and wine fridge and its deck (preplumbed for a jacuzzi/cold plunge) is ideal for stargazing or earlymorning coffee. Fully furnished with Barclay Butera furniture, LED and hand-forged natural & artisanal lighting pieces, it’s a turnkey operation for luxury shortterm rentals, with existing management and projecting annual gross income over US$150 K. Thanks to its solar panels, hurricanerated windows, quality ICF construction done by highly regarded Cayman Structural Group, sprayfoam insulation, 6 zone A/C system, smart thermostats and gas supplying kitchen and laundry, its running costs are notably low, averaging CI$350 p/m for electricity. Electric hurricane shutters, rolldown shades, and a camera system provide security and peace of mind. Minutes from Health City, restaurants, dive and tourism sites, Seaside offers privacy and convenience. There are no property taxes in the Cayman Islands, and foreign ownership is permitted without restriction.

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## Essential Information

| Type | Status | MLS# | Listing Type |
|---|---|---|---|
| **Residential** | **Current** | **420507** | **Single Family Home** |

## Key Details

| Bed | Bath |
|---|---|
| **5** | **5.5** |

View
**Beach Front**

| Year Built | Sq.Ft. |
|---|---|
| **2026** | **4,490** |

## Additional Feature

| Den | Pool | Foundation | Stories |
|---|---|---|---|
| **No** | **Yes** | **Slab** | **3** |

| Furnished | Garage |
|---|---|
| **Yes** | **No** |

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