



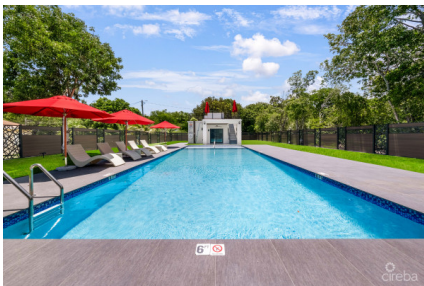
256 Crighton Building, Crewe Rd, PO BOX 1977,  
Grand Cayman, KY1-1104, Cayman Islands  
Phone: +1 (345) 949-7099  
Fax: +1 (345) 949-6819  
Email: info@cireba.com

## Brand New Arza 1b/1b - \$20k Cash Back At Closing!

West Bay, Grand Cayman

MLS# 420739

**CI\$390,000**





**LESLIE BROMFIELD**  
leslie@tridentproperties.ky

Welcome to one of West Bay's newest communities-ARZA, a thoughtfully planned community designed with comfort and style in mind. This one-bedroom, one-bathroom Developer's unit offers bright, open living space perfect for relaxing or hosting friends and family. As an upper level, end unit, this home is filled with natural light and nestled in a serene location within the complex. Inside, you'll find a smart open-plan layout with nine-foot ceilings, acoustically insulated walls, hurricane-rated impact windows, and designer lighting. The kitchen stands out with its large island, extended cabinetry, and high-end appliances-ideal for everyday living. The primary bedroom features a walk-through wardrobe and en-suite bathroom. The bathroom includes sleek porcelain tile finishes throughout for a clean, modern look. As an added bonus, upgraded finishes come standard with this unit-no extra cost. Living at ARZA means access to a range of shared amenities. Enjoy a stunning 50-foot pool, fitness center, and a rooftop lounge with beautiful views, offering the perfect space to unwind. Just a short drive away are local highlights like West Bay Public Beach, Seven Mile Beach, and Barkers National Park-whether you're into beach days or scenic walks, it's all easily accessible. Whether as your personal residence or income generator, this home is a great fit for those seeking modern convenience, quality construction, and a prime location on the island. Reach out today to schedule your viewing!

## Essential Information

Type <b>Residential</b>	Status <b>Pen/Con</b>	MLS# <b>420739</b>	Listing Type <b>Condominiums</b>
----------------------------	--------------------------	-----------------------	-------------------------------------

## Key Details

Bed <b>1</b>	Bath <b>1</b>
-----------------	------------------

View  
**Garden View**

Year Built <b>2023</b>	Sq.Ft. <b>490</b>	Pets Allowed: <b>Yes</b>
---------------------------	----------------------	-----------------------------

## Additional Feature

Den <b>No</b>	Floor Level <b>2</b>	Furnished <b>Yes</b>
------------------	-------------------------	-------------------------

## Property Feature

---

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.

Yes  
**Fenced Yard**

Yes  
**Pool**