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UNIQUE PATRICK'S ISLAND CANAL FRONT HOME  
WITH GUEST HOUSE AND 3 CAR GARAGE - SOON  
TO BE GATED!

**MLS# 416831**

**CI\$1,999,000**

*Poindexter Road, Spotts, Grand Cayman, Cayman Islands*

### Property Features

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Location: **Spotts**

Status: **Current**

Type: **Residential, Single Family Home  
(For Sale)**

Beds: **4**

Bath: **4**

Square Feet: **4,690**

Year Built: **2019**

Block: **24E**

Parcel: **446**

Acres: **0.44**

Area: **40**

### Real Estates Main Features

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Foundation: **Pier & Beam**

Furnished: **Yes**

Garage: **3**

Zoning: **Low Density residential**

Pool: **No**

Views: **Canal Front**

### Description

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Welcome to the New Patrick's Island...

Soon to be gated! Permits in process.

You will love the gorgeous views across the Canal Basin from the 1st Floor Covered Porch and the 2nd Floor Covered Balcony. So easy to RELAX!

Enjoy the 30 ft Boat Dock with Water and Electric Service. Just a short voyage to the North Sound for Fishing, Diving, Stingray City and Restaurants.

Convenient Location close to Shopping and Restaurants at Grand Harbor and Countryside!

This unique Floor Plan suits many Lifestyles...

The Main House has 3 Bedrooms, 3 Baths, Kitchen, Dining, Family Room, Laundry, Covered Porch, Covered Balcony, a large Storage Room and is 2934 sq ft.

The Guest House has 1 Bedroom, 1 Bath, plus Kitchen, Dining and Living, Pantry, and Coved Porch is 818 sq ft.

The Spacious 3 Car Garage has a Storage Room is 938 sq ft.

Special Features include:

Newer Modern Design - Light and Bright!

White Shaker Style Cabinets with SS Hardware

Walk In / Walk Out Glass Enclosed Showers

Cook's Delight Kitchen with KitchenAid Appliances

ICF Construction

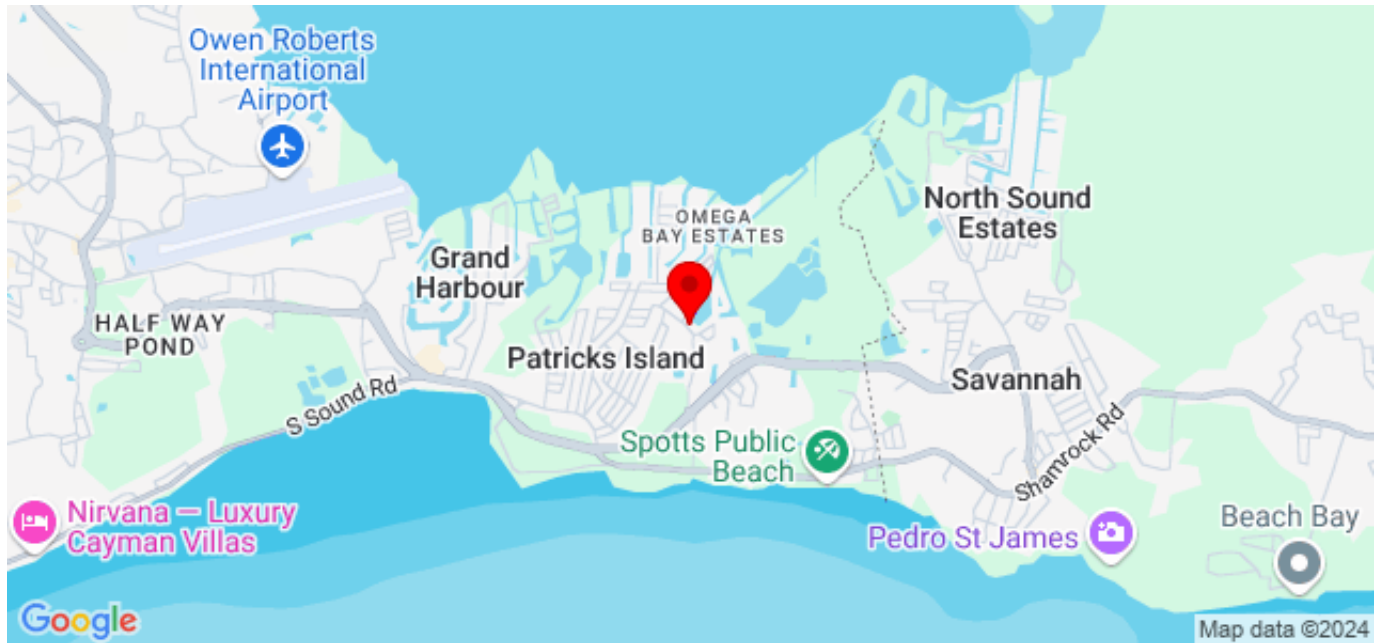
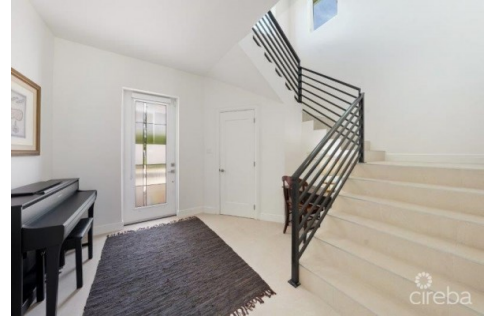
Spray Foam Insulated Attics

4 Separate A/C Units  
Standing Seam Metal Roof  
Security System  
Hurricane Impact Windows and SG Doors  
Stack Washer & Dryer  
Laundry Cabinets with Laundry Sink  
3 Flat Screen Wall Mount TVs  
LED Recessed Lights  
Energy Efficient Ceiling Fans  
Porcelain Tile Floors  
10 ft Ceilings Throughout  
8 ft Solid Core Single Panel Doors  
Huge Master Bath Shower with Separate Soaking Tub  
Kohler Sinks and Toilets  
Grohe SS Plumbing Fixtures  
Tankless Hot Water Heater  
Decorative Glass Front Entry Door  
Roller Blinds and Solar Shades  
Wide Winding Staircase  
Builtin Bookcases  
Lots of PGP Tilt-out Windows  
3 Automatic Garage Door Openers with Key Pad Entry  
3 Exterior Hose Bibs  
Lawn Sprinkler System with Automatic Timer  
Extra Large Paver Driveway  
Travertine Walkways and Porches  
Composite Deck on Boat Dock  
Plumbing for 1/2 Bath in Storage Room  
Plenty of Space and Access for Pool

Agent Owned

## Property Images





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