

BASE 1

**MLS# 418323****CI\$785,000***Southside Rd West, Cayman Brac Centr, Little Cayman, Cayman Islands*

## Property Features

Location: **Cayman Brac Centr**Status: **Current**Type: **Residential, Single Family Home  
(For Sale)**Beds: **4**Bath: **3**Square Feet: **3,000**Year Built: **2001**Block: **105A**Parcel: **58**Acres: **0.5474**Area: **80**

## Real Estates Main Features

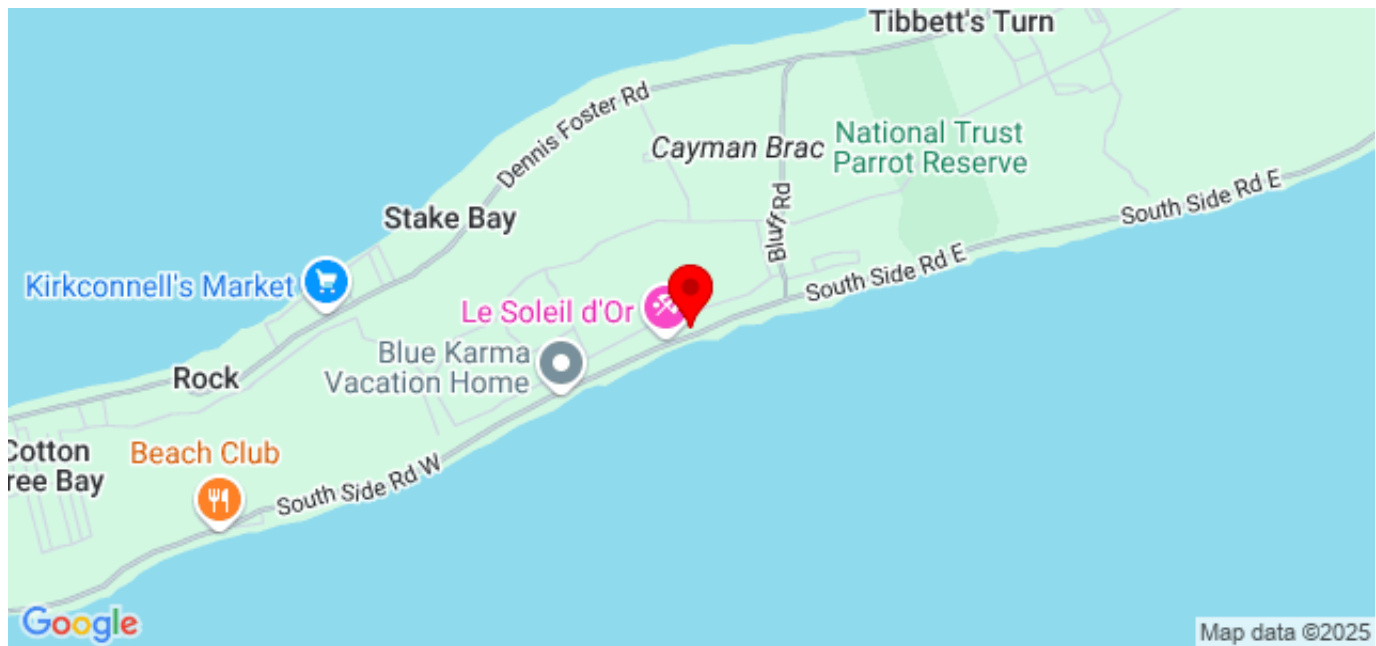
Foundation: **Slab**Furnished: **Yes**Zoning: **Low Density residential**Pool: **No**Views: **Water View**

## Description

Stunning home hugging the majestic Bluff on Cayman Brac's South side. Amazing ocean views and star gazing. Oceanview Three Story Duplex! Furnished and move-in or rent-ready. The lower unit is a very large and spacious 1 bed and 1 bath with a private washer/dryer hookup, tankless water heater, two a/c split systems, and a massive covered front porch and sitting area. It's currently rented by an excellent Tenant for CI\$1,000 until January 1st, 2024. The upper unit is a vacant two-story townhome with 3 beds and 2 baths and two central air conditioning systems (also included are back-up a/c windows units in each bedroom). The huge master bedroom comes with an office nook and direct ocean views. The master bathroom has French-doors leading to separate sinks, a stand-up shower and a large two-person bathtub. The downstairs bedrooms share a large bathroom with a shower tub and vanity table. The kitchen has a double sink, tons of cabinet space, a wet-bar, along with a brand-new dishwasher and microwave. The living room has three sliding glass doors leading to a massive wrap-around balcony, gorgeous ocean views and a breeze from every direction. Plenty of room for outdoor dining, chairs and hammocks. The above ground concrete water cistern holds 3,000 gallons and has a salt-water protective shed containing a new 40-gallon pressure tank and two water pumps (one main and the other as back-up). The spacious storage room has workshop tables and shelves, two electric meters, two separate breaker panels, and additional washer / dryer hookups. There you will find pre-cut plywood and corrugated metal hurricane shutters. The standing-seam metal roof, water cistern, septic system and all other utilities are all in excellent working condition. There's plenty of parking and storage for vehicles, boats, jetskis, kayaks and paddle boards.

## Property Images





CIREBA MLS LDX feed courtesy of ERA CAYMAN ISLANDS

**\*Disclaimer:** The information contained herein has been furnished by the owner(s) 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. The listing details herein are also courtesy of CIREBA (Cayman Islands Real Estate Brokers Association) MLS and/or via LDX (Listing Data Exchange) feed. 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(s).