



CENTURY 21.
Thompson Realty
Cayman Islands

Alex Wood
Broker

Office: (345) 949-2100
Office Fax: (345) 949-0610
alex@c21cayman.com
https://century21cayman.com

CENTURY 21 Thompson Realty Ltd., Grand Pavilion Commercial Centre, 802 West Bay Road, Grand Cayman, Cayman Islands KY1-1201

SOUTH SOUND ROAD DUPLEX

CIREBA# 414510

Spotts / Prospect (Grand Cayman) 📍 Cayman Islands

MLS# 1148919

Single Family Homes

1,295,000



CIREBA#: 414510

District/Area: Spotts / Prospect (Grand Cayman)

Region/Country: Cayman Islands

Available: At Closing

Prop.Type: Single Family Homes

Prop.View: Garden View

Beds: 6

Baths: 6½

Living Space: 4,430 ft²

Building Type: Duplex

Year Built: 2000

Land Area: 0.34 Acres

Land Zoning: Residential

Class: Residential

Features and Amenities

Appliances

Electric Stove
Refrigerator
Dishwasher
Microwave

Parking - Type

Garage

Air Conditioning

Split Level A/C

Laundry

Washer/Dryer in Unit

Swimming Pool

On-Site Pool

Water Supply

City Water

Building - Foundation

Slab

Sewage system

Septic tank

Remarks

Nestled on 0.34 acres and within walking distance to South Sound beach, bars, restaurants, spa and a supermarket, this very comfortable property favours the investment buyer by offering a number of interesting options to it.

The property was built in 2000 to high specifications and then updated in 2005 to the new building codes.

Both sides of this quaint duplex have their own water and electric meters, the whole property has a 3 foot eaves and the block construction has 2 inch foam on the exterior as well as sprayed foam for roof insulation.

The furniture and decor lends itself to a country cottage feel, real wood kitchens with both granite and stone worktops in very good condition, all appliances are Whirlpool and have either been replaced or in good condition. The left hand side of the property has a one car garage, a very large primary bedroom and an office/den on the first floor as well as a powder room in the hallway. The right hand side of the property has three bedrooms, all on the ground floor with en suite bathrooms and a separate area for laundry and extra storage. The child friendly pool can be heated via a heat exchanger located on the roof and solar panels generate the power for the pool pump (currently a standard pump is being used).

The property is pet friendly with a chain link fence enclosing the rear very well camouflaged due to the clever landscaping, hedging and fruit trees. Contact today, it won't last long.

Directions

Travelling from George Town on South sound Road the property is located on the left hand side just past the Old Crewe Road Junction . Traveling from the East, take left at the Century 21 roundabout and travel along South Sound Road past Sunrise complex and the property is on your right hand side