

## PRIME OCEANFRONT LAND - HOUSE LOT #3

Colliers

MLS# 419019

**US\$448,000**





## Zane Kuttner

+1 (345) 321-4611

[zane.kuttner@remax.ky](mailto:zane.kuttner@remax.ky)

A rare find in Cayman; Oceanfront lots FOR SALE priced under usd\$495,000. This very affordable OCEAN FRONT lot is spectacular with sloping elevations up to 16ft which allows for amazing sunrise views and views of the bright blue colors of the Caribbean sea. Great snorkeling and marine life just steps away...Build your beachfront cottage today on this perfect size lot or land bank for your family's future.

Land has white sandy beach with iron shore composite. No fill needed!! Soil test revealed solid rock underneath, an ideal foundation to build on. This lot has just over **90ft of ocean frontage!!**

Located along the most spectacular coastline of Colliers district in East End which is fast becoming a popular location with its clear coastline, nature attractions like the Botanic Gardens and Iguana Sanctuary, and an increase in facilities and amenities like Health City, great local restaurants, water sport activities and some of the best dive operations on island. As infrastructure is moving out this way and it will be easier to get in and out of town once the new bypass extension is completed, this land is a great investment. As Grand Cayman continues to be developed, demand for oceanfront land will continue to increase.

This lot is priced to sell so don't miss out on this fantastic opportunity to secure your oceanfront parcel today.

Sub-division is subject to final approvals. Call for additional plans and buildable footprint.

owned by agent

## Property Features

Type	Status	View
Land (For Sale)	New	Beach Front, Water Front
Listing Type	Width	Depth
Low Density Residential	90.60	122.60
Sq Ft	Block/Parcel	Area
10,100	74A / 157 lot 3	70

## Building Features

City Water  
Yes

## Additional Features

**Road Surface**  
**Asphalt**

**How Shown**  
**Drive by**

**Soil**  
**Marl**

**Topography**  
**Filled**

**Zoning**  
**Low Density residential**

**Road Frontage**  
**130**

**Trees**  
**Clusters**

**Title**  
**Freehold**

**Frontage Road**  
**Private**

**Possession**  
**At Closing**

**Land Certificate**  
**Not Issued**

**Covenants**  
**Yes**