

## PRIME OCEANFRONT LAND - HOUSE LOT #1

Colliers

MLS# 419017

**US\$428,000**





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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. **71ft 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

<b>Type</b> Land (For Sale)	<b>Status</b> New	<b>View</b> Beach Front, Water Front
<b>Listing Type</b> Low Density Residential	<b>Width</b> 70.70	<b>Depth</b> 166.50
<b>Sq Ft</b> 10,350	<b>Block/Parcel</b> 74A / 157 lot 1	<b>Area</b> 70

## Building Features

<b>City Water</b> Yes	<b>Sewer</b> Yes	<b>Fence</b> Yes
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## Additional Features

**How Shown  
By Appointment/List**

**Title  
Freehold**

**Possession  
At Completion**

**Land Certificate  
Not Issued**