

Seven Mile Shops, 215B West Bay Road, Seven Mile Beach, PO Box 30189, KY1-1201, Cayman Islands +1 (345) 321 4611 zane.kuttner@remax.ky

1 - Bedroom San Sebastian Stunner!

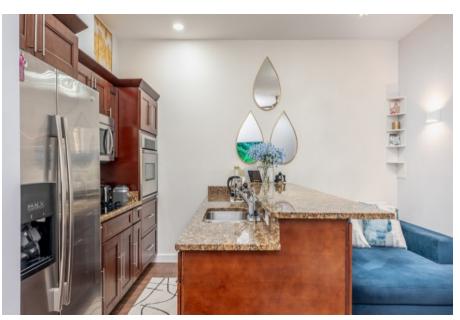
South Sound MLS# 419033

US\$575,000















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This beautifully presented and impeccably maintained one-bedroom, single-level ground floor apartment spans **1,205 sq. ft.** and is located in the highly sought-after development of San Sebastian. Residents of the community enjoy an array of resort-style amenities including three swimming pools, two tennis courts, a fully equipped gym, and a children's play area - all within a secure, gated setting. Ideally situated, this apartment is just minutes from supermarkets, schools, beaches, and a short drive to George Town.

17 San Sebastian is beautifully furnished and showcases an open-concept kitchen that flows into a versatile living area that is easily adaptable as a dining space, lounge, or a comfortable blend of both. The generously sized bedroom features dual closets with ample storage, abundant natural light, and views over the landscaped gardens and pool. Designed with indoor-outdoor living in mind, this residence offers two patio options. The main patio is fully covered and screened - perfect for relaxing, entertaining, or al fresco dining; whilst a charming courtyard terrace at the entrace complete with a bistro table and chairs offers the ideal spot for morning coffee or soaking up the afternoon sun.

Key Features and Upgrades at a Glance:

- A/C condenser was replaced within the last 12 months and serviced regularly
- New dishwasher
- Refreshed internal paintwork
- Nest Thermostat for remote climate control and energy efficiency
- Smart lock front door remote locking system
- · Updated floorboards

With strong rental demand in this desirable area, this residence presents an excellent investment opportunity for real estate investors, as well as an ideal purchase opportunity for young professionals looking to enter the property market.

Property Features

Туре	Status	View
Residential (For Sale)	New	Garden View, Pool View
Listing Type	Bed	Bath
Condominium Time Share	1	1
Sq Ft	Block/Parcel	Area
1,205	15E / 317H17	30

Year Built **2011**

Building Features

Dishwasher Microwave Oven TV
Yes Yes Yes Cable

Porch Air Conditioning Refrigerator Washer/Dryer

Unscreened Central Yes Yes

Pool Occupant Septic City Water

Yes None Yes Yes

Kitchen Living Room Patio Yes Yes Yes

Pets Yes

Additional Features

How Shown Floor Level Stories/Building Furnished

By Appointment/List 1 2 Yes

Number of Units Stories/Condo Monthly Maintenance Construction 32 1 Cost Block

32 1 Cost CI\$ 447

Class Land Certificate Possession Title
Existing Not Issued At Closing Freehold

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Insurance in Maint. CostsSewage in Maint. CostsFoundationStrataYesYesSlab402