



**REGAL REALTY**  
CAYMAN

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## CANAL FRONT HOME IN SPOTTS

Spotts, Grand Harbour, Red Bay & Prospect, Cayman Islands

MLS# 416619

**CI\$1,375,000**





**Sandra Simmons-Francis**  
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Welcome to your new waterfront oasis! This charming 4080 sqf home, includes covered porches, an open second-floor balcony, and offers breathtaking water views and immediate access to the peaceful North Sound. Nestled on a private street in a gated-like community, this ranch-style gem exudes rustic charm with cedar timber and spruce slats and is a great venue for outdoor entertaining. Inside, enjoy top-notch appliances in the kitchen for effortless cooking and entertaining. With a durable standing seam roof and a 2022 multi-zone AC system, your comfort is assured year-round. Plus, hurricane-proof doors and windows provide security during storms. For added peace of mind, a 20 KWH generator ensures 30 days of backup power. Maintain your lush greenery effortlessly with the lawn irrigation system. The unbeatable location offers a quick boat ride to Rum Point, Kaibo, Stingray City, and Morgans Harbor for endless fun. Separately, there is an option to purchase a 2012 Boston Whaler 280 Outrage centre console boat in excellent condition with twin 225 Vorado engines. With this boat, you can explore the surrounding waters and enjoy all the adventures the canal front lifestyle has to offer. Don't miss this chance to own a waterfront sanctuary that perfectly blends modern amenities with natural beauty. Experience island living at its finest!

Essential Information

Type	Status	MLS	Listing Type
Residential (For Sale)	Pen/Con	416619	Single Family Home

Key Details

Bed	Bath	Block & Parcel	Year Built	Old Price
3	4	24E,623	2010	0.00
Sqft				
4080				
Acreage				
0.2501				

Additional Fields

Block	Lot Size	Parcel	Views
24E	0.25	623	Canal Front, Water Front
Foundation	Zoning	Sea Frontage	
Slab	Low Density residential	100	

Property Features

Den  
**Yes**

Furnished  
**Yes**