



## CENTURY 21

Thompson Realty  
Cayman Islands

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

# GRAPETREE BEACH VIEW ON SMB

**CIREBA# 416906**

Seven Mile Beach (Grand Cayman) 📍 Cayman Islands

**MLS# 1153660**

Condos/Apartments

**990,000**



**CIREBA#:** 416906

**District/Area:** Seven Mile Beach (Grand Cayman)

**Region/Country:** Cayman Islands

**Available:** At Closing

**Prop.Type:** Condos/Apartments

**Prop.View:** Beach View

**Beds:** 2

**Baths:** 2.0

**Living Space:** 1,238 ft<sup>2</sup>

**Building Type:** Attached

**Year Built:** 1981

**Land Zoning:** Residential

**Class:** Residential

## Features and Amenities

### Appliances

Electric Stove  
Refrigerator  
Dishwasher  
Microwave

### Furnished

Fully Furnished

### Air Conditioning

Central A/C

### Laundry

Washer/Dryer in Unit

### Yard / Landscaping

Fenced Yard  
Landscaped

### Patio - Deck - Porch

Patio

### Near By

School(s)

### Swimming Pool

On-Site Pool

### Gym/Fitness Center

On-Site Tennis

### Rooms

Kitchen  
Dining Room

### Building - Framing

Concrete Blocks

### Water Supply

City Water

### Building - Foundation

Slab

### Sewage system

Septic tank  
Private sewer

## Remarks

Perfectly situated, this end-unit townhouse style condo with entry from the second floor showcases stunning sea views from the balcony.

Natural light floods the living area and bedrooms through side windows.

Open plan kitchen leads into the spacious living area, providing an opportunity for renovation, or just move straight in and take your time. Recently serviced AC, and fresh paint throughout.

Complex looks fresh and updated, featuring its own beach cove and a picturesque green grass lawn. Your purchase secures just over 2 acres of freehold real estate with 200 ft of water frontage.

There are no restrictions on rentals. You may Airbnb or long term let. On a comparable unit within Grapetree the average nightly rate minus Tourist Tax and cleaning fee is US\$ 326, rising to US\$ 600 in high season. In 2023, a comparable unit generated a gross income of US\$ 108,000.

Make contact for your private viewing TODAY. Located close to World Gym, Body Works, Thai Orchid and the shops and restaurants of Queens Court and 7 Mile Shops. Make contact for your private viewing TODAY.

### Directions

Located on Snooze Lane close to World Gym on the South end of SMB.