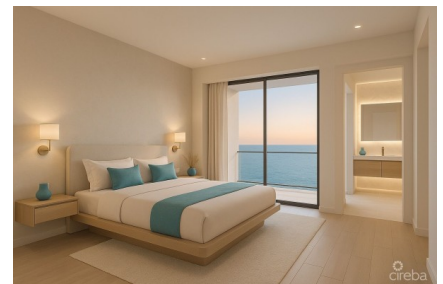


## MYSTIC TIDE

North Side, Cayman Islands

MLS# 419511

**CI\$1,900,000**





**Carolyn Ritch**  
carolyn@ritchrealty.ky

Mystic Tide “Infinite view. Singular vision.” Rum Point Road, North Side – Grand Cayman An Icon of Minimalist Elegance | Pre-Construction Offering Positioned between two natural elements — the Caribbean Sea in front and a wildlife-rich pond to the rear — Mystic Tide is an exclusive, design-forward residence that embodies the future of quiet coastal luxury. Located along the low-density corridor of Rum Point Road, this rare 0.41-acre parcel offers exceptional privacy, architectural clarity, and pre-construction flexibility. But what truly defines Mystic Tide is its unbroken connection to the sea — from the main living area to the rooftop terrace, the design ensures panoramic, uninterrupted ocean views that flood every level with light and horizon. The architecture frames the Caribbean itself as the home’s greatest artwork. Design Highlights ° Three-level modern villa with infinity-edge pool, rooftop terrace, and dual-waterfront vistas — ocean and pond ° Frameless doors, flush wall finishes, and recessed baseboards with optional LED accents for seamless minimalism ° Pocket sliding glass walls that open entirely to expansive terraces, creating a continuous visual dialogue with the ocean ° Level 5 matte wall finishes in Chantilly Lace or White Dove by Benjamin Moore ° Custom open kitchen with waterfall island, sculptural pendant lighting, and integrated Miele/Sub-Zero appliances ° Floating staircase with large-format glass panels and a skylight above for vertical light flow ° Home automation powered by Control4 or Crestron — lighting, HVAC, audio, and motorized Wi-Fi shades ° Spa features include an outdoor jacuzzi overlooking both the pond and the sea, steam shower potential, and wellness integration Outdoor & Sustainability Features ° Third-floor rooftop terrace with sunken jacuzzi and natural travertine or porcelain decking, offering 360° water views ° Outdoor kitchen with built-in grill and prep area, ideal for elegant open-air entertaining ° Green infrastructure: solar-ready roof, double-glazed UV-coated windows, and rainwater harvesting system ° Vertical trellises and native landscaping create natural privacy and organic beauty Investment Value ° Shoreline-protected zoning ensures enduring exclusivity with limited development in the surrounding area ° Pre-construction phase allows buyer customization and long-term capital appreciation ° Perfect as a boutique vacation rental, luxury second home, or legacy waterfront investment Summary Mystic Tide is not simply near the sea — it lives with it. Every glass wall, terrace, and architectural line has been shaped to celebrate the horizon. Here, the ocean isn’t a view to admire — it’s a constant presence, the soul of the home.

Essential Information

Type	Status	MLS	Listing Type
Residential (For Sale)	Current	419511	Single Family Home

Key Details

Bed	Bath	Block & Parcel
4	4.5	45A,210
Acreage		
0.4100		
Den	Year Built	Sq.Ft.
No	2026	4000.00

Additional Feature

Lot Size	Views	Sea Frontage	Foundation
0.41	Water Front	100	Slab
Furnished	Den	Zoning	
Partially	Yes	Beach	
		Resort/Residential	