

## BRITANNIA KINGS COURT TOTALLY RENOVATED RARE JEWEL TOWNHOME

Seven Mile Beach, Cayman Islands

MLS# 415743

**US\$4,200,000**





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Discover an extraordinary townhome that redefines luxury island living, perfectly located in the heart of Grand Cayman. Situated within the prestigious Village of Britannia along the world-renowned Seven Mile Beach Corridor, this exquisite residence is one of only six privately-owned townhomes in the exclusive enclave of King's Court—offering unmatched privacy, tranquility, and architectural charm. Just a short walk from Camana Bay, Grand Cayman's premier waterfront town, and only minutes on foot to the pristine sands of Seven Mile Beach, this is a home that blends refined elegance with unbeatable convenience. Step inside to a breathtaking Great Room with soaring cathedral ceilings, bathed in natural light through half-moon transom windows and French doors that open to a secluded outdoor terrace. Elegantly curated by IDG with custom furnishings and a bespoke bar, the space is ideal for entertaining or peaceful relaxation. Italian Travertine tile flooring flows seamlessly throughout the main level and out onto the covered porch, creating a natural indoor-outdoor flow. The formal Dining Room stuns with semi-circular etched glass panels by a renowned Miami designer, alongside more French doors leading to a screened porch beneath a bougainvillea-draped pergola—perfect for alfresco dining. A spacious Family Room invites casual lounging in style. The designer Kitchen is both elegant and functional, featuring custom cabinetry, quartz countertops, a custom island, and a semi-circular dining banquette with McGuire furnishings. Outfitted with GE Café Smart appliances equipped with Intel-like technology, it offers smart, energy-efficient cooking integrated with smartphones or tablets. Upstairs, the Master Suite is a private retreat featuring Milling Road designer furnishings, a sitting balcony, and a lavish ensuite with a freestanding slipper tub, double walk-in porcelain-tiled shower, James Martin vanities, and a designer dressing room. An additional private commode room includes its own vanity and spacious linen storage. Two additional bedrooms share a charming balcony and each feature ensuite bathrooms with designer vanities and Kohler fixtures. The upper level is finished with soft Saxony carpeting for ultimate comfort. Oversized two car garage and carport with electric. Set on rare freehold land, this residence enjoys expansive west-facing views for picture-perfect sunsets. Surrounded by lush tropical gardens, flowering shrubs, and swaying palms, the grounds are immaculately maintained. Community amenities include 24-hour security, a resort-style pool, tennis courts, and peaceful walking paths. This is more than a residence—it's a lifestyle defined by understated luxury, comfort, and the natural beauty of Grand Cayman.

Interior Highlights: • Great Room with cathedral ceiling, custom bar, and IDG furnishings • Italian Travertine floors throughout the main level • Dining Room with etched glass panels and McGuire furniture • Chef's Kitchen with quartz countertops, custom cabinetry, and GE Café Smart appliances • Semi-circular dining banquette and designer island • Master Suite with balcony, dressing room, luxurious ensuite with freestanding tub • Two guest bedrooms with ensuite baths and shared balcony • Designer vanities, porcelain tile, and high-end Kohler fixtures throughout • Freehold ownership in a secure, private, and prestigious community The Location: A Lifestyle Like No Other • Camana Bay: Just minutes away on foot, Camana Bay offers luxury shopping, world-class dining, yoga and fitness studios, spa services, weekly markets, a cinema, and year-round community events—all in a stunning marina-side setting. • Seven Mile Beach: Rated one of the top beaches in the Caribbean and the world, Seven Mile Beach is renowned for its soft white sand and calm turquoise waters. Ideal for swimming, snorkeling, or simply relaxing under a palm tree with a book.

### Essential Information

Type	Status	MLS	Listing Type
Residential (For Sale)	Current	415743	Condominium

### Key Details

Bed	Bath	Block & Parcel
4	4.5	12D,80H17
Den	Year Built	Sq.Ft.
No	1998	5128.00

### Additional Feature

Pets Allowed	Views	Sea Frontage	Foundation
Yes	Garden View	None	Slab
Floor Level	Furnished	Den	Garage
1	Partially	Yes	2