RITCH REALTY LTD.

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OLEA 123 - 4 BEDROOM CANAL FRONT DUPLEX/FAMILY HOME

Seven Mile Beach, Cayman Islands

MLS# 420652

US$2,950,000













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Carolyn Ritch
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REDUCED & READY. Canal-Front 4-Bed Duplex/Family Home with Double Garage. A rare opportunity to own a standalone 4-bedroom, 3.5-bath canal-front duplex with direct dock access in OLEA, DART's premier waterfront community — connected to Camana Bay and the Seven Mile Beach corridor. Construction moving quickly and to be complete by year end. Move-in for 2027. This spacious two-story residence offers approximately 3,000 sq. ft. of modern, open-plan living, blending the privacy and feel of a standalone home with the ease of a professionally managed community. Perfect for executive primary home, overseas resident lock up and leave or rental real estate investment. The main level flows seamlessly from indoors to out, opening onto a private garden and canal-front terrace. A private gate leads directly to the dock spanning the Olea duplex waterfront — ideal for boating, paddleboarding, and making the most of island life on the water. A boardwalk joins OLEA to Camana Bay. At the heart of the home, the contemporary kitchen is appointed with a full suite of Bosch appliances, quartz countertops, custom cabinetry, and an oversized island built for both cooking and entertaining. Upstairs, four well-proportioned bedrooms include a primary suite with a private balcony overlooking the canal and a spacious two-car garage for convenience. Built for efficiency and durability, the residence features ICF (Insulated Concrete Form) construction — one of the most fortified building methods available, that keeps hot air out and cool air in. Complementing this, solar panels help power the home with clean, renewable energy — reducing utility costs and carbon footprint for sustainable, year-round island living. Residents enjoy resort-style amenities, including the Cayman Islands' first lazy river, an impressive swimming pool, a fitness center, games area and landscaped walking paths — all within walking distance of Cayman International School, Health City Hospital, and the shops, dining, and entertainment of Camana Bay. Construction now moving fast and completion expected end December 2026.

Essential Information

Type	Status	MLS	Listing Type
Residential (For Sale)	**Reduced**	**420652**	**Semi-Detached/Duplex/Triplex**

Key Details

Bed	Bath	Block & Parcel
4	**3.5**	**13C,31V6H123A**

Den	Year Built	Sq.Ft.
No	**2026**	**2985.00**

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Additional Feature

Views	Sea Frontage	Garage
Canal Front	**-**	**2**

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