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3 BR HOME WITH POOL IN CORAL GABLES ON .47 ACRES

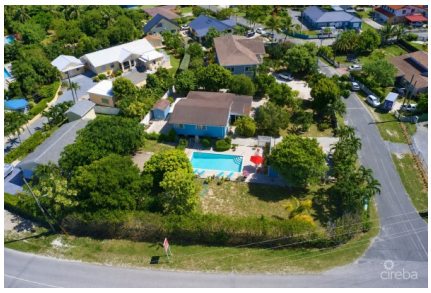
W Bay North West, Cayman Islands

MLS# 421286

CI$1,350,000













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Carolyn Ritch
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Located in the established Coral Gables community of West Bay, this two-storey family home sits on a 0.4725-acre (20,582 sq. ft.) corner lot at 11 Invicta Drive and Northwest Point Road. The property offers approximately 3,375 sq. ft. of gross covered area, including patios and carport, with mature tropical landscaping, generous garden space, and a private swimming pool. The home features 3 bedrooms and 3.5 bathrooms. The ground floor comprises a spacious living room with built-in bar, dining area, fully equipped kitchen with gas range, powder room, laundry room, and a private ensuite bedroom. Upstairs are two additional ensuite bedrooms, including a spacious primary suite with two dedicated home-office areas. Outdoor features include an 11 ft. x 20 ft. swimming pool with paved deck, large screened porch, covered patio, gated driveway, covered carport, boundary walls, and two storage sheds. A new 250-foot chain-link fence provides additional enclosure along the frontage. The property also benefits from central air conditioning, sprayed-foam attic insulation, accordion hurricane shutters on all windows, modern bathrooms, and established tropical landscaping. Recent Improvements: 2026: New 4-ton, 16-SEER air-conditioning unit, new laundry faucet, and 250-foot chain-link frontage fence. 2025: Kitchen refresh with new subway tile and professionally refinished cabinets; new patio screening and washing machine; replacement A/C ductwork; laminate flooring in two bedrooms and on the staircase. 2022: Renovation of the ground-floor guest suite and upstairs primary bathroom; interior repainting; new ceiling fans and recessed living-room lighting. 2021: New dishwasher. 2019: Full exterior repaint. Conveniently located near West Bay beaches, restaurants, schools, supermarkets, and everyday amenities, the property offers generous indoor and outdoor living space in an established residential neighbourhood. The lot sits approximately 13–17 feet above mean sea level, and the property is held under freehold title.

Essential Information

Type	Status	MLS	Listing Type
Residential (For Sale)	**Back On The Market**	**421286**	**Single Family Home**

Key Details

Bed	Bath	Block & Parcel
3	**3.5**	**1D,235**

Acreage
0.4725

Den	Year Built	Sq.Ft.
No	**2009**	**3375.00**

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Additional Feature

Lot Size **0.4725**	Views **Garden View**	Foundation **Slab**	Furnished **Partially**
Zoning **Low Density residential**			

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