

BIRCH AVE SPOTTS SINGLE FAMILY HOME W/POOL

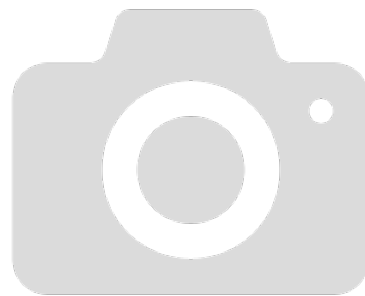
Seven Mile Beach, Cayman Islands

MLS# 420023

CI\$869,000



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This is a superb 3-bedroom, 3-bathroom stand-alone family residence, in one of Grand Cayman’s most sought-after neighbourhoods. Situated on a rare double lot, this gated property offers exceptional privacy and security while showcasing beautifully landscaped gardens, mature shade trees, and an inviting outdoor oasis complete with a swimming pool. **PROPERTY HIGHLIGHTS** -A wrap around screened porch overlooks lush gardens, ideal for morning coffees or evening gatherings. -The bright and airy kitchen boasts wood cabinetry, generous workspace, and a cozy breakfast/den area perfect for casual meals. -A dining room features a custom built-in banquette, flowing effortlessly into a spacious living room and onto the patio and pool area. -The primary suite features a walk-in closet and an en-suite bathroom. -A second en-suite bedroom also includes a walk-in closet, ideal for guests or children. -The third bedroom is positioned near a third full bath, offering flexibility for a home office, nursery, or visiting family. - Additional features include a laundry room and attic storage, ensuring clutter-free living. -Separate outdoor shed/workshop **TWO TITLED PARCELS – Built-In Development Potential** The property sits on two separately titled and zoned parcels that have been seamlessly landscaped into one expansive yard. Whether you’re dreaming of a guest house, standalone garage, income-generating dwelling, or even selling off a portion in future, this flexible configuration gives you options rarely found in this area.

Essential Information

Type	Status	MLS	Listing Type
Residential (For Sale)	New	420023	Single Family Home

Key Details

Bed	Bath	Block & Parcel
3	3	25B,86/236
Acreage		
0.4792		
Den	Year Built	Sq.Ft.
No	1975	2646.00

Additional Feature

Lot Size	Views	Foundation	Furnished
0.4792	Garden View	Slab	Yes
Den	Zoning		
Yes	Low Density residential		