

## WHOLE DUPLEX ON OVERSIZED CANAL LOT

Abbey Way, East of George Town, Cayman Islands

### PROPERTY DETAILS

Price: CI\$1,535,000	MLS#: 417361	Type: Condominium
Listing Type: Condominium Time Share	Status: Current	Bedrooms: 7
Bathrooms: 5	Built: 2006	Acreage: 0.44
Sq. Ft.: 4,465		

### PROPERTY DESCRIPTION

Wonderful canal front whole duplex nestled on approaching half an acre of mature grounds with boat dock and 40ft Swimming Pool within the large composite deck. A rare property in the Cayman market this whole Duplex is for sale, located in the heart of Red Bay off Selkirk Drive and offering a total of 7 bedrooms, 5 bathrooms, and 2 garages. This well-appointed and maintained duplex comprises 1# three-bedroom unit and 1# four-bedroom unit both with large open plan kitchens, dining and living rooms, and ensuite master bedrooms that overlook the pool and canal beyond. This fabulous property is a boater's sanctuary with 90 feet of canal frontage, 20 foot boat dock for easy access to the North Sound, and ample car and boat parking to the front of the duplex. Within a stone's throw of the Grand Harbour Shopping Center and Harbour Walk, containing a variety of shops, restaurants, wellness and fitness options, and within a short drive of GT, this duplex offers flexible living/investment for a new owner. Rent both units or live in one and rent the other to supplement one's own ownership/living expenses; this Abbey Way Duplex is perfect for families or investors alike! A truly unique offering and a must see for those looking for seclusion and tranquility all wrapped into a family friendly package!

### PROPERTY FEATURES

Kitchen Features	Oven (Gas), Washer (Yes)
Interior Features	AC (Central)
Building Features	Dining Area, City Water, Living Room, Kitchen Area, Breakfast Area
Additional Features	Furnished (partial), Hurricane Shutters
Outdoor Features	Porch (Unscreened), Garages (2), Water Frontage (No)
Sea Frontage	90

### PRESENTED BY



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IMAGES

