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## MAGNIFICENT CANAL FRONT LOT IN GRAND HARBOUR (0.63 ACRES)

Grand Isle Way, East of George Town, Cayman Islands

### PROPERTY DETAILS

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Price: US\$1,595,000	MLS#: 418566	Type: Land
Listing Type: Low Density Residential	Status: Current	Width: 182.56
Depth: 125.81	Acreage: 0.63	

### PROPERTY DESCRIPTION

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Situated on Grand Isle Way, in the highly sought-after Grand Harbour neighborhood, this exceptional canal-front property spans over 0.62 acres and boasts approximately 300 feet of waterfrontage. Opportunities to own a lot of this caliber in one of the Cayman Islands' most prestigious communities are exceptionally rare. Elevated 6 feet above sea level, one of the most compelling features of this lot is its wide-water perspective, offering a sense of privacy and seclusion unmatched by neighboring properties. With its breathtaking sunrise views, this lot serves as the perfect canvas to design and build the home of your dreams. Perfectly designed for the discerning boat owner, this property features two 40-foot docks and tie-downs anchored 5 feet deep into the ground providing a perfect place to larder your boat during hurricane conditions. Additionally, the seawall remains in excellent condition, reflecting the meticulous care invested in this unique parcel. As part of Grand Harbour's upcoming enhancements, gated access will transform this neighborhood into a fully enclosed enclave, further elevating the exclusivity and security of your investment. This is your chance to design your dream waterfront estate in one of the most sought-after locations. Don't miss this rare offering—schedule your site visit today!

### PROPERTY FEATURES

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Kitchen Features	Oven (No)
Outdoor Features	Water Frontage (No)
Sea Frontage	300

### PRESENTED BY

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**Kim Lund**  
+1 345 949 9772  
kim.lund@remax.ky

