



REGAL REALTY
CAYMAN

Queens Court, Seven Mile Beach, Grand Cayman, Cayman Islands
+1 (345) 916-7080
info@regalrealtycayman.com
www.regalrealtycayman

GLADE DRIVE 44, WEST BAY HOME W/ INCOME APARTMENT

West Bay North East, West Bay & Governor's Harbour, Cayman Islands

MLS# 418573

CI\$1,225,000





Osbert Francis
bert@regalrealty.ky

Exceptional Coral Stone Home with Income Potential in West Bay
 Located in a peaceful community near The Shores in West Bay, this beautifully crafted home combines luxury and convenience. Just a two-minute drive from Esterley Tibbetts Highway via Batabano Road, you're close to popular restaurants, beaches, and Seven Mile Beach. The ground floor is designed for both comfort and functionality, featuring an oversized kitchen and entertainment space, perfect for hosting or family gatherings. The open-plan living and dining areas are accompanied by a spacious laundry room, two well-sized bedrooms, and two and a half bathrooms. Enjoy your very own generously sized master suite, complete with an en-suite bath and a walk-in closet fitted with custom floor-to-ceiling cabinetry. Upstairs, a fully licensed AirBnB suite offers excellent income potential, that can average upwards of CI\$30k annually. This one-bedroom, one-bath apartment has a private entrance, a cozy living area, modern kitchen, laundry facilities, and a private balcony with garden views. It can also connect seamlessly to the main home, offering flexibility in its use. The property is designed for comfort and practicality with multi-zone central AC, a backup generator, gas appliances, and generous outdoor living spaces. The lush, mature garden features fruit and palm trees, while the yard includes your own built-in outdoor kitchen that's perfect for entertaining. There is also ample parking with having two points of entry from the roadside. Whether you're searching for a forever home or a smart investment, this property is a must-see. Reach out for more information and to schedule a viewing.

Essential Information

Type	Status	MLS	Listing Type
Residential (For Sale)	Current	418573	Single Family Home

Key Details

Bed	Bath	Block & Parcel	Year Built	Old Price
3	3.5	9A,315	2019	0.00
Sqft				
3020				
Acreage				
0.3200				

Additional Fields

Block	Lot Size	Parcel	Views
9A	0.32	315	Garden View
Foundation	Zoning		
Slab	Low Density residential		

Property Features

Den
Yes

Furnished
Yes