

Luxury Beachfront Estate For Sale

British Overseas Territories, Cayman Islands, Grand Cayman, Rum Point

14,900,000 €

QUICK SPEC

Year of Construction	
Bedrooms	8
Half Bathrooms	1
Full Bathrooms	8
Interior Surface approx	956 m2 - 10,300 Sq.Ft.
Exterior Surface approx	3,834 m2 - 41,273 Sq.Ft.
Parking	2
Property Type	Single Family Room

TECHNICAL SPECIFICATIONS

A careful selection of location, lifestyle options and luxury living accommodation, that individually are hard to find but here at Compound Kai, Grand Cayman have been combined in an estate that houses all of these rare jewels to create a masterpiece far more significant than the sum of its parts. The collection of homes that now makes up Compound Kai, Grand Cayman started with the acquisition of one of Cayman Kai's finest beach front properties, a luxurious four bedroom residence overlooking a bay that by day offers an incredible vista of the Caribbean Sea and by night provides one of the few places in the world where nature's bio luminescent light show can be observed within its pristine waters. Two adjacent lots were added to the original property creating a unique site with over three hundred feet of beach front and almost an acre of land. A second luxury residence was then built adjacent to the original home, maintaining the architectural appeal of the first property but evolving the concept with an open plan living area and modern finishes throughout, resulting in a contemporary Caribbean feel and accommodating four additional bedrooms. In sum Compound Kai, Grand Cayman offers a unique level of flexibility, luxury and lifestyle options, including a pristine beach, boat dock, swimming pool, multiple shaded patio areas, beach cabanas, private balconies, fitness studio, wine cellar, eight bedrooms, eight and half bathrooms, two garages and a backup generator but the opportunities these present are boundless. Whether you are looking for a significant primary residence, that offers safety, privacy and every lifestyle option the Cayman Islands has to offer, or a unique

PROPERTY FEATURES

BEDROOMS	• Master Bedrooms -
• Total Bedrooms - 8	• Suite -
BATHROOMS	• Full Bathrooms - 8
• Total Bathrooms - 9	• Half Bathrooms - 1

OTHER ROOMS

- Double Height Living Room
- Exquisite Kitchen
- Practical Work Space
- Grand Dining Room
- Home Theatre
- Fitness Studio
- Wine Cellar
- Wet Bar
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INTERIOR FEATURES

- Contemporary Open Plan Living Area And Modern Finishes Throughout
- Floor-To-Ceiling Windows
- Backup Generator
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EXTERIOR AND LOT FEATURES

- Boasting A Prime Position In Tranquil Cayman Kai
- Set Along The Pristine Beach And Amenities Including A Pool And Dock
- Private Balconies
- 300 Hundred Feet Of Beach
- Including A Boat Dock
- Shaded Patio Areas
- Beach Cabanas
- Backup Generator
- Pristine Beach
- Boat Dock

HEATING AND COOLING

- Cooling Features: Central A/C
- Heating Features: Electric, Forced Air, Heat Pump

POOL AND SPA

- Hot tub
- Infinity Pool
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LAND INFO

- Lot Size: 25,899 m2 - 278,784 Sq.Ft.

GARAGE AND PARKING

- Garage Spaces: 2
- Parking Spaces:

BUILDING AND CONSTRUCTION

- Living : 1,393 m2 - 15,000 Sq.Ft.
- Year Built:
- Location : TBA
- Topography : Waterfront
- Levels or Stories: 2
- Structure Type: Contemporary
- House Style: Villa
- Furnishing : Furnished

SCHOOL INFORMATION

Education in Cayman Islands is compulsory between the ages of 4 and 16:

- First Baptist Christian School
- Cayman Prep and High School
- Montessori by the Sea / Montessori School of Cayman / Montessori del Sol
- Wesleyan Christian Academy
- Triple C School
- St Ignatius Catholic School
- Cayman International School

AMENITIES AND COMMUNITY FEATURES

- Foreigners can buy property in the Cayman Islands and the Government of the Cayman Islands welcomes investment from overseas buyers. Unlike some other destinations, there are no restrictions on foreign buyers acquiring real estate in the Cayman Islands and no annual property taxes

OTHERS

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|--------------|-------------------------|
| • Balcony | • Eco-Friendly (Green), |
| • Beach | • Ocean Front |
| • Ocean | • Deck |
| • Waterfront | • Guest House |

ABOUT THE AREA

The British Overseas Territories (BOTs), also known as United Kingdom Overseas Territories (UKOTs), are fourteen territories all with a constitutional and historical link with the United Kingdom. They are remnants of the British Empire and do not form part of the United Kingdom itself. Most of the permanently inhabited territories are internally self-governing, with the UK retaining responsibility for defence and foreign relations. Three are inhabited only by a transitory population of military or scientific personnel. They all have the British monarch as head of state

The Cayman Islands, a British Overseas Territory, encompasses 3 islands in the western Caribbean Sea. Grand Cayman, the largest island, is known for its beach resorts and varied scuba diving and snorkelling sites. Cayman Brac is a popular launch point for deep-sea fishing excursions. Little Cayman, the smallest island, is home to diverse wildlife, from endangered iguanas to seabirds such as red-footed boobies.

Grand Cayman is the largest of the Cayman Islands, a British Overseas Territory in the Caribbean. George Town, its capital, is home to the Cayman Islands National Museum, dedicated to Caymanian heritage. The city is also a major cruise-ship port and site of the ruins of colonial-era Fort George. Beaches and vibrant coral reefs are the island's hallmarks.

George Town is the capital of the Cayman Islands. It lies in the west of the largest island, Grand Cayman. It's known as a financial hub and a port of call for cruise ships. Tax-free shops cluster around Cardinal Avenue. The Cayman Islands National Museum is housed in a 19th-century building on Harbour Drive. It contains displays on local history, culture and wildlife