



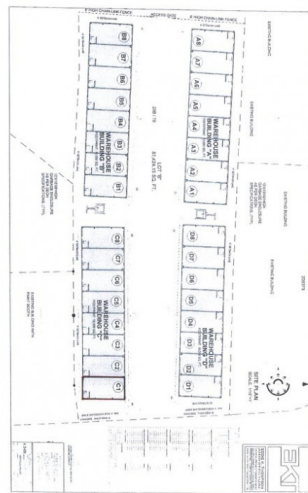
256 Crighton Building, Crewe Rd, PO BOX 1977,  
Grand Cayman, KY1-1104, Cayman Islands  
Phone: +1 (345) 949-7099  
Fax: +1 (345) 949-6819  
Email: info@cireba.com

## Fairmile Warehouse Unit #c1

George Town, Grand Cayman

MLS# 418375

**CI\$550,000**





**CHERIE HADFIELD**  
cherie@rhulens.com



**SLOANE RHULEN**  
sloane@rhulens.com

Introducing an excellent opportunity to own a warehouse unit at Fairmile Warehouses on Dorcy Drive. Unit #C1 is located at the facility's entrance, offering high visibility from Dorcy Drive and close proximity to Owen Roberts International Airport. This unit is part of a brand-new development set for completion in November 2024. Each unit features a 12' wide x 14' tall electric roll-up door, allowing easy access for large vehicles and equipment. It is also equipped with a single 7" x 4" x 8" restroom with a toilet, sink, and extraction fan. Additionally, the units include two pedestrian doors—one at the front and one at the rear—improving flow and accessibility. Constructed with durable steel, the building boasts 26-gauge exterior wall panels and is designed to withstand wind speeds up to 150 mph. The roof consists of 26-gauge galvalume on steel purlins, and the foundation is elevated to +8-0 above MLS, with a sealed concrete finish for added durability. This unit has air conditioning, a rare feature in warehouse spaces. It provides a more comfortable environment for staff and better protection for temperature-sensitive goods. Why pay rent when you could make mortgage payments and invest in owning your own facility?

## Essential Information

Type	Status	MLS#	Listing Type
<b>Commercial</b>	<b>Current</b>	<b>418375</b>	<b>Industrial</b>

## Key Details

Year Built	Sq.Ft.
<b>2024</b>	<b>1,250</b>

## Additional Feature

Foundation	Zoning
<b>Slab</b>	<b>Commercial</b>