

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

## **Breezy Port - Top Floor 7**

George Town, Grand Cayman MLS# 418808

## CI\$450,000





HEIDI KISS 345-623-1400 heidi.kiss@evrealestate.com

Take advantage of NO stamp duty and own a property in a prime location, perfect for staff rentals or as a brilliant investment opportunity. Affordable Fees: CI\$475/month covers strata and insurance. Energy Efficiency: Equipped with multi-split-unit AC systems, gas appliances, and LOW-E windows, helping to lower CUC costs. Well-water irrigation, solar LED lighting, and heatreflecting roofing. Built with solid poured concrete walls, second floor, and roof for durability and safety. Centrally located near the airport and industrial area, it is ideal for staff accommodations or easy commuting. They are all approved by the Department of Tourism for the short term. Don't miss out on this incredible opportunity to own an efficient, low-maintenance property in a fantastic location! Perfect for first-time buyers or savvy investors.

The information contained herein has been furnished by the owner and or their nominee and represented by them to be accurate. The listing company, agent and CIREBA MLS disclaims any liability or responsibility for any inaccuracies, errors or omissions in the represented information and all the information contained herein is subject to errors, omissions, price changes, prior sale or withdrawal, without notice and is at all times subject to verification by the purchaser.

## **Essential Information**

Type <b>Residential</b>	Status Current	MLS# <b>418808</b>	Listing Type <b>Condominiums</b>
Key Details			
Bed <b>2</b>	Bath <b>2</b>		

View **Garden View** 

Year Built	Sq.Ft.	Pets Allowed:
2023	746	Yes

## **Additional Feature**

Den	Floor Level	Furnished
No	2	Yes

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