



**EDGEWATER GROUP**  
REAL ESTATE & DEVELOPMENT

43 Vibert Bodden Drive, P.O. Box 30132 SMB George Town, Grand Cayman KY1-1201  
Cayman Islands, British West Indies.  
+1 (345) 946-3343  
info@edgewater.ky |

## COASTAL LIVING BODDEN TOWN BEACHFRONT PARCEL

Bodden Town, Cayman Islands

MLS# 416871

**US\$380,000**





**Debi Bergstrom**  
 dbergstrom@edgewater.ky

Embrace Coastal Living at 44B 11 Bodden Town Beachfront Parcel Strategically positioned on the pristine shores of the Cayman Islands, we present to you a coastal haven, the captivating 44B 11 Bodden Town Beachfront Parcel. An amazing stretch of 61 feet of unspoiled beachfront land, elevated strategically to offer stunning panoramic views of the azure sea. Welcome to a property where the elements of nature harmonize with architectural possibilities. 44B 11 is the perfect opportunity to invest in your future, located on the corner of Manse road and Bodden Town road the parcel is close by to the amenities of Bodden Town, the historic capital of Grand Cayman. The unencumbered beach front offers endless vistas of the Caribbean sea. Whether you are looking for an investment land bank or waiting for the ideal plot to build your dream beach house this plot is ready for you. Situated on 0.25 acres, this parcel boasts a high elevation, offering not just a property but an elevated lifestyle. The unique selling proposition lies in its deep plot, with a 15-foot elevation at the top gently tapering down toward the sea. It's not just a piece of land; it's a canvas for your dreams. Embrace a future-facing approach, where knowledge meets performance, success meets vibrancy, and ethics meet principles. This is not just a transaction; it's a vibrant, ambitious, and disruptive step towards coastal living. This property is more than a listing; it's an invitation to embrace life on the coast. Easy to view by simply driving past, we encourage you to witness the allure of 44B 11 Bodden Town Beachfront Parcel firsthand. How do you want to live your life? Embark on this journey with us - where relationships matter, dreams are realized, and every day is an opportunity to squeeze the most out of life.

## Essential Information

Type <b>Land (For Sale)</b>	Status <b>Current</b>	MLS <b>416871</b>	Listing Type <b>Med Density Residential</b>
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## Key Details

Width <b>61.00</b>	Depth <b>182.00</b>	Bed <b>0</b>	Bath <b>0</b>	Block & Parcel <b>44B,11</b>
Acreage <b>0.25</b>				
Den <b>No</b>	Sq.Ft. <b>0.00</b>			

## Additional Features

Views  
**Beach Front, Beach  
View**

Zoning  
**High Density  
Residential**

Sea Frontage  
**61feet**

Road Frontage  
**61feet**

Soil  
**Sand**