



**EDGEWATER GROUP**  
REAL ESTATE & DEVELOPMENT

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## 5BR SINGLE FAMILY HOME WITH DUPLEX

Spotts, Cayman Islands

MLS# 418038

**CI\$1,150,000**





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Nestled in the sought-after Spotts area, this stunning 5-bedroom family home offers an exceptional investment opportunity. Set on a spacious lot adorned with mature fruit trees, this property boasts a beautiful screened back patio, a refreshing swimming pool, and a newly constructed duplex - fully furnished and turnkey. Key Features: 5 Bedroom Family Home: Built in 2021 - one bedroom has been blocked off with its own entrance offering yet another income-generating unit. Duplex: Constructed in 2022, consisting of two individual units, each approximately 570 SF, providing a steady stream of monthly rental income. There are additional rental units on the property, please call agent for more information. Long-Term Rental: Each unit was rented at \$1600 per month, with consistent demand and cash flow. Short-Term Rental: Units are now rented short-term generating CI \$125 per night - and an attractive 80% occupancy rate. Turnkey Investment: Both the main home and the duplex comes fully furnished, making this property ready for immediate occupancy or rental without any additional investment. Outdoor Space: Enjoy the private screened back patio and swimming pool perfect for relaxing evenings or family fun. Location: Situated in a quiet, family-friendly neighbourhood minutes away from schools, supermarkets, shopping centers, restaurants, and more. This property is not just a home, but an income-generating asset. With multiple turnkey rental units already producing significant returns, this is an incredible opportunity for investors looking to diversify their portfolio Don't miss out on this unique opportunity, contact me today!

## Essential Information

Type	Status	MLS	Listing Type
<b>Residential (For Sale)</b>	<b>Current</b>	<b>418038</b>	<b>Single Family Home</b>

## Key Details

Bed	Bath	Block & Parcel
<b>9</b>	<b>9</b>	<b>25C,457</b>
Acreage		
<b>0.28</b>		
Den	Year Built	Sq.Ft.
<b>No</b>	<b>2022</b>	<b>3851.00</b>

## Additional Features

Lot Size	Views	Foundation	Furnished
<b>0.28</b>	<b>Garden View</b>	<b>Slab</b>	<b>Yes</b>

Zoning  
**Low Density  
residential**