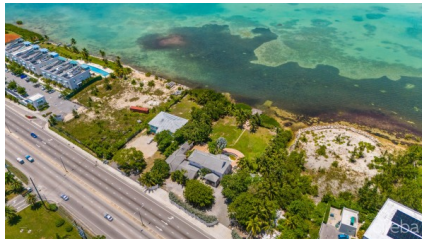


## ADJUSTED PRICE - SHAMROCK ROAD OCEANFRONT ESTATE

Prospect / Newlands, Cayman Islands

MLS# 419341

**US\$3,049,000**





**Sloane Rhulen**  
sloane@rhulens.com

PRICE NOW ADJUSTED TO UNDER RAW LAND VALUE! A rare opportunity to acquire an exceptional oceanfront property situated on over an acre of land overlooking the serene waters of South Sound. This expansive estate features a main residence, guest cottage, and separate apartment—offering incredible scope for renovation or redevelopment. Its Beach Resort Residential Zoning permits four storey redevelopment such as the adjacent Aura apartments. The nearby Harbour Walk and Grand Harbour Shoppes offer a wide array of retail outlets, a supermarket, pharmacy, medical services, various restaurants and bars and a 24/7 gym. With timeless charm and a stunning location, the property is ideal for those looking to create a bespoke private home or to redevelop with a strong upside. The existing structures offer a solid foundation for transformation, while the generous lot size provides ample space for expansion and redesign. Complete with a large pool, cabana, and breathtaking ocean views, this property represents a blank canvas in a sought-after setting. An exceptional opportunity not to be missed.

Essential Information

Type	Status	MLS	Listing Type
Residential (For Sale)	Current	419341	Single Family Home

Key Details

Bed	Bath	Block	Parcel
5	4	23B	33-34
Year Built	Sq.Ft.		
2002	5700.00		

Additional Features

Block	Den	Lot Size	Parcel
23B	No	1.16	33-34
Views	Sea Frontage	Foundation	Furnished
Water Front, Ocean View	185	Slab	No
Den	Garage	Zoning	
Yes	2	Beach Resort/Residential	