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GROVE TOO COMMERCIAL OFFICE SPACE - RARE CORNER LOCATION

Seven Mile Beach, Cayman Islands

MLS# 421098

US$4,476,000

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Grand Caymans newest and finest commercial plaza. A one minute walk from the powder white sands of Seven Mile Beach and within a few strides other numerous retail plazas, restaurants, luxury resorts, and residences. The Grove Too Plaza is a contemporary 5-star multi- use commercial and residential community surrounding a picturesque half-acre courtyard garden with a bamboo water feature and outdoor seating. The Grove Too has been built to the highest achievable construction standards (exceeding Miami-Dade County hurricane code), with a ground floor slab elevated to 14 feet above mean sea level and the incorporation of world class energy-efficient building systems. As a result, this offering at Grove Too presents an exceptional opportunity to invest in commercial / retail real estate in one of Grand Cayman’s most sought-after neighbourhoods. A rare offering. Situated in one of the finest and most convenient locations along the Seven Mile Beach corridor your new office / retail space will be surrounded by some of the most desirable real estate on Grand Cayman. The space is on the ground floor while being 14 feet above sea level and is an opportunity to invest in a Class A retail / commercial plaza at an attractive price point. This is the only available commercial space for sale in this prestigious plaza on Seven Mile Beach. There are also very attractive and upscale residences above the commercial level. With over 25,000-square-feet of commercial and retail space, The Grove Too offers the discerning investor the possibility of purchasing a new, freehold Class A business space on the famed Seven Mile Beach corridor. A welcome contrast to downtown George Town, at the heart of The Grove Too lies a tranquil courtyard garden designed by the renowned Enea Garden Design. With a canopy of rainbow eucalyptus trees shading casual seating areas and a bamboo water feature that creates soothing background ambience, the courtyard is a green oasis designed to invoke a deep sense of calm and tranquility. The commercial units are designed for energy efficiency and include maximum efficiency air conditioning systems, cantilevered shading for all storefronts and enhanced perimeter wall insulation. Storefronts open into the courtyard and feature a state-of-the-art, unobstructed glass curtain wall glazing system designed to create a smooth and natural transition into the courtyard garden. The clean and modern architectural style is designed with consumers in mind and includes wide walkways, open-air seating, large-scale breezeways and surface and underground parking with elevator access. The Grove Too also features 83 one and two bedroom upscale apartments ranging from 645-square-feet to 1,175-square-feet on the second and third levels with the a luxurious residences’ reception and lounge. Parking for all owners in the plaza is available below the building with secured access to all levels. Added amenities include onsite management, back up generator power, 24-hour staffed security with CCTV surveillance. A luxurious and opulent roof top pool and lounge add to the allure and puts this commercial space at the top of anyone's investment portfolio.

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Essential Information

Type	Status	MLS	Listing Type
Commercial (For Sale)	**Current**	**421098**	**Residential**

Key Details

Block	Parcel
11D	**127H67**

Year Built	Sq.Ft.
2026	**2168.00**

Additional Features

Block	Lot Size	Parcel	Views
11D	**2.32**	**127H67**	**Garden View**

Foundation	Zoning	Furnished	Road Frontage
Slab	**Beach Resort/Residential**	**No**	**200**

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