

## TIDES

South Sound, Cayman Islands

MLS# 419676

**US\$3,150,000**





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TIDES 302 – A Rare Oceanfront Masterpiece Nestled along one of South Sound’s most breathtaking and secluded stretches of shoreline, Tides 302 is a two-story villa that redefines oceanfront luxury. Spanning more than 3,261 sq. ft. of open-plan living, this exceptional residence is framed by soaring 18-foot windows that capture uninterrupted views of the Caribbean Sea in all its brilliance. Located within The Tides, an exclusive beachfront enclave of only 24 private residences, this villa combines the serenity of island life with world-class amenities. With a strong history of success as a short-term rental (30-day minimum), it also presents an outstanding investment opportunity. Refined Oceanfront Living Designed for those who appreciate elegance and ease, The Tides offers:

- A dramatic infinity-edge pool that merges seamlessly with the horizon.
- A state-of-the-art fitness studio overlooking the water.
- Private elevators ensuring discretion and convenience.
- A rooftop terrace with outdoor kitchens and shaded lounges—perfect for sunset cocktails and starlit gatherings.

The Villa This 3-bedroom + den, 4-bathroom residence comfortably sleeps 7 and offers multiple lounge areas, ensuring both privacy and togetherness. Main Level: Enter from your shaded, private parking via secure key fob access into your private elevator, arriving directly to your front door. Inside, a welcoming hallway leads past a full guest bath and large laundry room, before revealing a cleverly designed third bedroom suite—featuring a split double bedroom with bunk, ensuite bath, and adjoining media room that could also serve as an office or fourth bedroom. At the base of the stairs, a charming children’s reading nook adds a playful touch. The great room is a showstopper: soaring 18-foot windows flood the space with natural light, framing endless turquoise sea views. The expansive lounge accommodates 9–10 guests, while the dining area seats 10, complemented by a chef’s kitchen with bar seating. From here, step out to a 560-sq-ft private terrace, perfect for al fresco dining, lounging, and entertaining against the backdrop of the Caribbean. Upper Level: Ascend the elegant glass staircase, illuminated by a statement chandelier, to discover the primary suite of your dreams—a serene retreat with panoramic ocean views, a spa-like ensuite with sea-view soaking tub, and a bespoke walk-in closet. A second guest suite, also king-sized, offers island views, an ensuite bath, and a generous walk-in closet with a built-in workspace. Island Lifestyle Framed by lush tropical landscaping and just steps from a pristine white-sand beach, this residence invites endless days of kayaking, paddleboarding, fishing, or mooring your boat directly offshore. Despite its tranquility, The Tides is only minutes from George Town and Seven Mile Beach, with easy access to fine dining, shopping, and entertainment. Additional features include geo-thermal air conditioning for efficient cooling, two assigned shaded parking spaces, private storage, and a pet-friendly policy—all with impressively low running costs. ? Tides 302 is more than a residence—it’s a lifestyle. A rare chance to own one of South Sound’s most sought-after beachfront villas, combining timeless island charm with elevated modern living.

Essential Information

Type	Status	MLS	Listing Type
Residential (For Sale)	New	419676	Condominium

Key Details

Bed	Bath	Block	Parcel
3	4	15E	106H12
Year Built	Sq.Ft.		
2019	3261.00		

Additional Features

Block	Den	Parcel	Views
15E	No	106H12	Beach Front, Water Front
Sea Frontage	Foundation	Floor Level	Furnished
230	Slab	3	Yes
Den	Garage		
Yes	Yes		