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**15 PORTOFINO GARDENS- SPOTLESS 2 BED/ 2 BATH**

West Bay / North West Point, Cayman Islands

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**PROPERTY DETAILS**

Price: CI\$545,000	MLS#: 416540	Type: Residential
Listing Type: Condominium	Status: Pen/Con	Bedrooms: 2
Bathrooms: 2	Built: 2020	
Sq. Ft.: 1,084		

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**PROPERTY DESCRIPTION**

You could not ask for a better addition to your property portfolio than Portofino Gardens! Located on North West Point Road, one of the most actively appreciating areas in Grand Cayman, sits this coveted boutique development comprising of only 32 units. This impeccably presented property is modern and bright, with high ceilings that offer loads of volume, making it feel very spacious. It is also one of the few 2-bed units in the complex. These are not seen on market often in this development and are highly sought after, never lasting long before being snatched up by discerning investors that recognize the upside potential of owning on North West Point Road. The unit comprises of 2 generously proportioned, light and bright bedrooms and 2 modern bathrooms. The master suite has an ensuite bathroom with double vanity. A sizeable and functional kitchen (with pantry) opens up to the dining area and large living area, a seamless flow showing careful consideration to design and space. One of the best reasons to purchase in Portofino Gardens is the many investment options that owning here provides: -Long term rental figures are excellent, and vacancy is virtually negligible in this highly sought after complex -Short term rental returns are exceptional as this location, being close to Turtle Farm, Cracked Conch/ Macabuca, two dive shops, liquor store and other tourist friendly spots attracts a steady stream of short-term visitors. -If buying for your own occupancy, you can be rest assured that the property has shown wonderful appreciation in the three years since it was built and will continue to do so. The Portofino Gardens community is lovely and the complex is also pet friendly. In essence, an excellent location, an impeccable unit, great income options and low strata fees make this a very strong contender and it simply has to be on your shortlist. Call to schedule a viewing and let's make it yours.

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**PROPERTY FEATURES**

Views	Garden View, Pool View
Block	1C
Parcel	270H31
Foundation	Slab
Floor Level	2

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IMAGES



