

## FANTASTIC FIRST TIME BUY OPPOSITE OCEAN POINTE VILLAS!

Thatch Palm Villas, Andresen Road, West Bay, West Bay / North West Point, Cayman Islands

### PROPERTY DETAILS

Price: CI\$378,000	MLS#: 417712	Type: Residential
Listing Type: Semi-detached/Duplex/Triplex	Status: Current	Bedrooms: 1
Bathrooms: 1	Built: 2011	
Sq. Ft.: 710		

### PROPERTY DESCRIPTION

Now with more Stamp Duty savings for Caymanian Buyers!!! Discover this charming two story cottage part of a small strata clustered around a courtyard with a thatch palm centrepiece built high and dry at 17ft AMSL, just steps away from the Public Beach Access alongside Ocean Pointe Villas. Currently offering a well maintained one bedroom, one bathroom with the added bonus of a flexible 15ft x 10ft mezzanine den which allows for a bathroom and conversion into a second bedroom - as is, it's great guest accommodation or work from home space. If you are looking to get on, or move up the Cayman real estate ladder this rare offering has the added bonus of low strata fees making this an ideal first time buy or rental investment for the savvy purchaser - ask us more! Additional features include, but are not limited to: Two AC Zones; Enjoy maximum efficiency and cooling upstairs and downstairs in your home. The kitchen features elegant granite countertops for a touch of luxury and stainless steel appliances. This home exudes a cottagey vibe with vaulted ceilings and leaded window for added character. Just steps away from Ocean Pointe Beach Access, perfect for ocean gazers and sunsets. Sun deck; Relax and soak up the sun or a quick workout on the wooden deck located at the rear of the property. Recently Renovated; This property is move-in ready for your convenience. Contact us today to arrange a viewing and make your dream of island living a reality.

### PROPERTY FEATURES

Views	Garden View
Direction	Just west of Ocean Pointe Villas
House	79 Andresen Road
Foundation	Slab
Zoning	Low Density Residential
Stories/Building	2
Furnished	Partially
Stories/Condo	2
Floor Level	1
Occupant	Owner
Stories	2
Construction	Block
Class	Existing
Possession	At closing
Title	Freehold
Air Conditioning	MULTI-ZONE
Porch	Unscreened
How Shown	By Appointment/List

### PRESENTED BY



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