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**THE SHORES- PLANS APPROVED. GEOTECH DONE. LET THE ISLAND LIVING BEGIN!**

West Bay / North West Point, Cayman Islands

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**PROPERTY DETAILS**

Price: US\$879,000	MLS#: 418351	Type: Land
Listing Type: Low Density Residential	Status: Reduced	Width: 110
Depth: 130	Acres: 0.35	

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**PROPERTY DESCRIPTION**

Canal-Front Lot in The Shores - West Bay's Premier Waterfront Community Discover The Shores, one of West Bay, Grand Cayman's most prestigious canal-front neighborhoods. Set within a secure, gated enclave, this spacious 0.3535-acre lot offers an exceptional opportunity to build your dream home in a setting that blends privacy, elegance, and an active island lifestyle. With a desirable south-facing orientation, the property is bordered by Eureka palms, offering a natural screen that enhances privacy from neighboring homes. Included in the sale are approved architectural plans for an exquisite 5,400 sq. ft. Balinese-inspired two-story residence, thoughtfully designed to capture North Sound views from the second story, along with approved plans for a private pool and poolside cabana, ideal for luxurious outdoor living and entertaining. This property comes with a completed geotechnical report, offering buyers immediate savings in both time and money. The report confirms that the lot can support a home without the need for costly pilings—an important advantage, as not all canal lots on island offer this benefit. With the foundation requirements already assessed and favorable, this lot is ready for a smooth and more affordable development process. Imagine relaxing to the sound of gentle waves, basking in breathtaking Cayman sunsets from your backyard. With direct canal access to open water, this lot is perfect for boaters, nature enthusiasts, and anyone seeking tranquility with easy access to the island's best amenities. Property Highlights: • 0.3535-acre canal-front lot in a gated, upscale community • Geotech Report • Approved plans for a luxury 5,400 sq. ft. Balinese-style home • Approved pool and poolside cabana design included • Eureka palms provide privacy from bordering neighbors • Thoughtfully designed to capture North Sound views from the second story • Direct canal access to North Sound for boating and recreation Community Features: • 24... [View More](#)

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**PROPERTY FEATURES**

Views	Canal Front, Water View
Block	9A
Parcel	404
Zoning	Low Density residential
Sea Frontage	110
Road Frontage	110
Soil	Marl

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**PRESENTED BY**

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WATER SIDE

