

## WAVES 13, 3 BED PLUS DEN WATERFRONT TOWNHOME

W Bay North West, West Bay & Governor's Harbour, Cayman Islands

MLS#: 415496

**US\$1,624,950**



Welcome to Waves #13, an oceanfront townhome in the new luxury development by NCB Group. Tucked away on the North West coast of West Bay, this boutique development sits at a 12 feet elevation and boasts a small mix of 16 condo and townhome style homes. Designed by award-winning architect John Doak, every residence offers unobstructed views of the turquoise Caribbean waters whilst maximizing space and light on the interior. Three storeys of luxury living total 2,454 square feet, the uniquely designed Waves #13 features three bedrooms, three bathrooms, plus a den. What's more, the townhome is directly facing the ocean offering the best of indoor and outdoor living. The state-of-the-art kitchen boasts high-end, energy-efficient appliances & quartz countertops. Ensuite bathrooms complement all 3 bedrooms, and the primary bedroom showcases stunning ocean views. And the bonus den allows space for an office or fourth bedroom. But the real difference: an expansive, full-floor, private rooftop terrace with a nightly backdrop of the most spectacular Cayman sunsets. A space for entertaining, enjoying time with families and friends, and dining alfresco in complete privacy. Space and privacy, Waves outdoor space is like no other. Exclusive for the sixteen residences sits a large oceanfront swimming pool and poolside cabanas amid lush tropical landscaping. And if an ocean swim or snorkel is your preference, a jump-in point is located right on the shoreline. What's more, the residence is close to some of the island's best dive sites and just a short drive away from the island's most popular restaurants, as well as the shopping and amenities of Seven Mile Beach and Camana Bay. Waves presents a rare opportunity to invest early in an area that will undoubtedly see continued growth and much appreciation over the coming years, with the added assurance of a well-established and reputable developer, NCB Group. Design, amenities, location, and reputation, an incredible product all around.

## Essential Information

Type	Status	MLS	Listing Type
<b>Residential (For Sale)</b>	<b>Current</b>	<b>415496</b>	<b>Condos</b>

## Key Details

Bed  
**3**

Bath  
**3**

Block & Parcel  
**4B,52UNIT13**

Year Built  
**2025**

## Additional Fields

Views  
**Water View**

Foundation  
**Slab**

Floor Level  
**3**

Sea Frontage  
**173**

## Property Features

Pool  
**Yes**

Den  
**Yes**