

## INDUSTRIAL LAND GEORGE TOWN

George Town East, George Town, Cayman Islands

MLS#: 419330

**US\$1,800,000**



**Ready for Immediate Use** This is a rare opportunity to acquire a well located heavy industrial parcel positioned the heart of the island's most established commercial zone. Parcel 45 (Block 19E) offers 0.6887 acres (approx. 30,000 sq ft) of cleared, filled, and paved land ideal for immediate development. With 301 feet of frontage on Kentsville Drive, the site provides excellent access and visibility for a wide range of industrial uses. **Central, Connected Location** Located just one mile from George Town's centre, this property sits within an established industrial area, surrounded by warehouses, commercial offices, and manufacturing sites. It benefits from easy access to major roads, including North Sound Road and key transport routes connecting to the airport and port terminals. Utilities such as mains electricity, water, and sewer are already in place, supporting seamless development and operational setup and the parcel has direct access to key transport routes, making it well suited for logistics, operations, or storage. **Secure, Functional Infrastructure** The lot is fully enclosed with full-height chain-link fencing, providing built-in perimeter security. Two existing warehouse structures are located at the northern and southern ends of the property, offering potential for immediate utility or redevelopment as part of a new build-out. The site's heavy industrial zoning supports a variety of permitted uses including manufacturing, processing, recycling, and fuel-related operations. **Long-Term Value in a Tight Market** With industrial land becoming harder to find in this area, this parcel presents a strong long-term value proposition for developers, investors, or owner-operators. Whether you're looking to expand operations, launch a new project, or secure a strategic holding, this site offers the access, infrastructure, and flexibility needed to support business growth. **Take the Next Step** If you're looking for an industrial site with the right zoning, access, and infrastructure in place then schedule a viewing today to explore how Parcel 45 can support your next phase of development or investment. This is industrial land with real potential. How do you want to live your life?

## Essential Information

Type  
**Land (For Sale)**

Status  
**New**

MLS  
**419330**

Listing Type  
**Commercial**

## Key Details

Width  
**101.00**

Depth  
**298.00**

Block & Parcel  
**19E,45**

Acreage  
**0.6887**

## Additional Fields

Block  
**19E**

Parcel  
**45**

Views  
**None, Inland**

Zoning  
**Heavy Industrial**

Road Frontage  
**301**