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Silver Reef Residences | Unit 1

MIdland East

MLS#: 412838

CI$829,000













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Rest, relaxation and a healthy return on investment…that's what you can expect from Silver Reef Residences. Silver Reef is a private beachfront enclave that offers owners and their guests a retreat from the stresses and strains of everyday life; as a short-term retreat, vacation rental or a longer-term place to stay. Silver Reef is under development on a fabulous, elevated, beachfront parcel on Grand Cayman's picturesque North East Coast. The development comprises of 12 stylish two-bedroom residences that draw influence from contemporary European design, with accents of Balinese beach architecture complemented by lush landscaping and stunning views. Each unit will be fitted out to a high standard with quartz countertops, stainless steel appliances, and Grohe & Kohler accessories. Available as Garden or Rooftop units, all floors enjoy remarkable elevated views across the azure blues of Cayman's beautiful North East coast. Elevate the experience still further through privacy afforded by the oversized rooftop terraces, upgradable with a bar or open kitchen, personalised to suit. Alternatively, ground floor residences each offer an elevated patio and a private tropical garden. Create your own personal Eden in this beautiful secluded enclave. Ground floor Garden strata unit, including gardens, range from 2,114 – 3,058 Sq Ft. and Second Floor with Rooftop strata units are 2,320 Sq.Ft. each. Silver Reef also offers a number of resort-style amenities, designed to enhance the owners' and guests' experiences including a 40' heated oceanfront saltwater pool, micro-spa with treatment rooms, a small gym, a yoga platform, zen garden, direct beach access and a guest reception/management office. Silver Reef not only represents an investment in wellbeing, but it also offers a healthy return on investment. The idyllic setting and resort-style design of the property make it the perfect short-term rental investment or vacation rental. Projections for short-term rentals show returns in the region of 8% and above per annum should be achievable. Estimated completion date Qtr 4, 2022. Unit 1 includes a private garden of 954 sq. ft. for a total Strata unit area of 2114 sq.ft.

Essential Information

Type	Status	MLS	Listing Type
Residential (For Sale)	**Sold**	**412838**	**Condos**

Key Details

Bed	Bath	Block & Parcel	Year Built
2	**2**	**57A,112UNIT1**	**2021**

Additional Fields

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Views **Beach Front, Beach View**	Foundation **Slab**	Stories/Condo **1**	Floor Level **1**
Occupant **None**	Construction **Exterior Insulated Finish Systems**	Class **Pre-Construction**	Land Certificate **Not Issued**
Possession **At Completion**	Sea Frontage **230**	Air Conditioning **Central**	How Shown **By Appointment/List**

Property Features

City water **Yes**	Septic **Yes**	Fence **Yes**	Pool **Yes**
Washer/Dryer **Yes**	Kitchen **Yes**	Dining Area **Yes**	Utility **Yes**
Living Room **Yes**	Refrigerator **Yes**	Dishwasher **Yes**	Disposal **Yes**
Microwave **Yes**			

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