

## **.38 ACRE - DUPLEX LOT**

Spotts, Spotts and Prospect, Cayman Islands

MLS# 420117

**CI\$297,000**





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New to Market: Rare .38 Acre Duplex Lot in Spotts Newlands  
 Located directly off the Spotts Newlands Bypass, with additional access via Rex Creighton Boulevard, this spacious .38-acre parcel offers exceptional convenience and strong potential for both homeowners and investors. Secure this ready-to-build lot. Whether you're planning your dream home, developing an income-producing duplex, or securing land for future investment, this property stands out in a rapidly growing area. Property Highlights: • Prime Spotts Newlands Bypass location • Dual access points for added flexibility • Ideal for a duplex build • Generous .38-acre lot • Ready for immediate development • Strong long-term value with consistent demand • Suitable for first-time Caymanian buyers and investors Calling all first-time Caymanian buyers looking to build and create long-term equity. Investors seeking a prepared, high-potential parcel will also appreciate the opportunity this property offers.

## Essential Information

Type <b>Land (For Sale)</b>	Status <b>Pen/Con</b>	MLS <b>420117</b>	Listing Type <b>Low Density Residential</b>
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## Key Details

Width <b>100.00</b>	Block & Parcel <b>25C,203</b>	Depth <b>170.00</b>	Block & Parcel <b>25C,203</b>	Den <b>No</b>
Acreage <b>0.3800</b>				

## Additional Feature

		Block <b>25C</b>	Parcel <b>203</b>	Views <b>Garden View</b>
Zoning <b>Low Density residential</b>	Soil <b>Marl</b>			

## Property Feature

Road Frontage