



EDGEWATER GROUP  
REAL ESTATE & DEVELOPMENT

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## AUBURN BAY - CANAL FRONT LOT 2

Prospect / Newlands, Cayman Islands

MLS# 417404

**CI\$399,000**

SITE PLAN





**Debi Bergstrom**  
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Welcome to Auburn Bay Canal Front Lot 2, a stunning new waterfront development nestled along the serene shores of North Sound with quaint canals. Situated on 0.24 acres of pristine land, this property offers an unparalleled opportunity to build your dream family home in a boaters paradise. Whether you're an avid boater or simply enjoy waterfront living, this location caters to your every need! Designed with families in mind, this development boasts a range of amenities and features that cater to all ages. From spacious yards perfect for outdoor play to parks and recreational facilities, there's something for everyone to enjoy. With its convenient waterfront access, you'll have the freedom to explore the surrounding waterways at your leisure. Spend weekends fishing, kayaking, or simply cruising along the canal, soaking in the breathtaking views and natural beauty that surrounds you! Don't miss out on the opportunity to own a piece of paradise in this idyllic waterfront community. Contact me today to learn more about this exclusive development and secure your slice of coastal living!

## Essential Information

|                                |                          |                      |  |
|--------------------------------|--------------------------|----------------------|--|
| Type<br><b>Land (For Sale)</b> | Status<br><b>Current</b> | MLS<br><b>417404</b> | Listing Type<br><b>Low Density Residential</b> |
|--------------------------------|--------------------------|----------------------|--|

## Key Details

|                        |                        |                 |                  |   |
|------------------------|------------------------|-----------------|------------------|---|
| Width<br><b>87.00</b>  | Depth<br><b>127.00</b> | Bed<br><b>0</b> | Bath<br><b>0</b> | Block & Parcel<br><b>22D,182REM4LOT2A</b> |
| Acreage<br><b>0.24</b> |                        |                 |                  |   |
| Den<br><b>No</b>       | Sq.Ft.<br><b>0.00</b>  |                 |                  |   |

## Additional Features

|   |  |                     |
|---|--|---------------------|
| Views<br><b>Canal Front, Canal View</b> | Zoning<br><b>Low Density residential</b> | Soil<br><b>Marl</b> |
|---|--|---------------------|