



Prime 10 Units on 0.46 Acres George Town Development & Investment Opportunity



Agent Info

Name: ArKadia
Company Name:
Country: United Kingdom
Phone:
Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

Listing details

Property for: Sale
Price: USD 2,754,544.4

Location

Country: Cayman Islands
State/Region/Province: Cayman Islands's Lands
City: George Town
Posted: Jul 11, 2026

Description:

Located in George Town.

Attention developers and investors. This is a rare opportunity to acquire a strategically located 0.46-acre Neighbourhood Commercial density property in the heart of George Town, comprising two income-producing apartment buildings at 37 and 47 Maple Road. Positioned just 1,200 feet from the landmark ONE GT ultra-luxury high-rise development and approximately 1,000 feet from the proposed ELDEMIRE high-rise project on Boilers Road, this property sits within one of Grand Cayman's most rapidly evolving urban corridors. The site also backs directly onto Doctors Hospital, further enhancing its long-term redevelopment potential. The property consists of two separate two-storey apartment buildings totaling approximately 8,550 square feet of gross external area and providing ten rental units. Both buildings are fully occupied and currently generate well in excess of CI\$180,000 in annual net income, while rental rates remain below current market levels, offering significant upside potential. Property Summary 0.46-acre Neighbourhood Commercial parcel Two apartment buildings: 37 & 47 Maple Road 10 rental units Total building area: approximately 8,550 sq. ft. Fully occupied with stable rental income Net annual income exceeding CI\$180,000 All units individually metered for electricity through CUC Shared laundromat facility Exceptional redevelopment and land-banking potential 37 Maple Road This building has undergone extensive renovations exceeding CI\$300,000, transforming the property to a high condominium-quality standard. Improvements include natural stone flooring, marble bathrooms, frameless glass shower enclosures, custom solid wood kitchens, split-system air conditioning, new plumbing and electrical systems, exterior stucco upgrades, a new standing seam roof, and infrastructure for individual utility metering. The building comprises: Two ground-floor 2-bedroom, 1-bathroom



apartments Three upper-floor 1-bedroom, 1-bathroom apartments Building area: approximately 3,350 sq. ft. 47 Maple Road Constructed entirely of concrete, this building comprises five spacious 2-bedroom, 1-bathroom apartments. The property is fully occupied and generating strong income but presents a value-add opportunity, as the units remain largely in original condition and would benefit from modernization and cosmetic upgrades. Five 2-bedroom, 1-bathroom apartments Building area: approximately 5,200 sq. ft. Significant rental upside through renovation and repositioning Whether you're seeking a high-yield investment, a redevelopment site in a rapidly transforming district, or a combination of both, this offering presents a compelling opportunity to secure a substantial income-producing asset in one of George Town's most sought-after growth locations. Opportunities of this scale, location, and income profile rarely come to market. Your First Step to Homeownership Starts with Pre-Qualification! Before you begin searching for your dream property, get pre-qualified with your bank or lender. Find out how much you can borrow, what your estimated closing costs will be, and ensure you meet the lender's financing requirements. Once you're pre-qualified and understand your budget, you can confidently start looking for properties that fit both your needs and your lender's criteria. Know your budget first. Shop with confidence second.

Common

Bedrooms:	17
Bathrooms:	10
Finished sq. ft.:	794.32 sq m

Lease terms

Date Available:

Additional information

Website URL:	http://www.arkadia.com/MGPD-T19203/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM
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Contact information

IMLIX ID:	cym12652
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