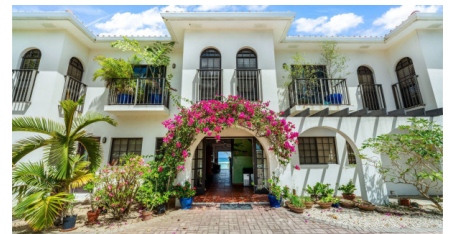


RARE SE Exposure PURE white Sand Beach RESORT

Bodden Town, Cayman Islands

MLS# 419286

CI\$3,400,000





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Turtle Nest Inn is a small beachfront hotel in the Village of Bodden Town, the original capital of the Cayman Islands. It comprises seven one-bedroom rental apartments (which are all metered individually for water and electric), the Inn office, a staff room, an electrical room, pool house, a large two bedroom two bath owners' apartment with private beachfront patio, a chefs' kitchen, dining room, large living room, Pilates/yoga studio and a lovely office right on the beach! These apartments may be rented out long term if so desired. A very flexible investment and a wonderful place to live!

The Inn is well-maintained. The pool was fully refurbished last year, the kitchen cabinets and countertops have been upgraded, and the floors are porcelain. The owners built the Inn 26 years ago with extreme fortitude and at a significant elevation above sea level/the sandy beach. (completed in April 1999) And they have given it great loving care since then.

Guests love the Inn for its central location, only 20 minutes from the airport and 25 minutes from George Town, and at the exact geographic centre of the island. They love the sandy beach, seaside pool, the coral reef, and the incredible snorkeling it offers, as well as its intimate ambiance and elegant feel. They also like the Bodden Town Community and local restaurants and shops within walking distance of the Inn.

The Inn has been successful since its inception and has won Editor's Choice Award on Travel Holiday and Travelor's Choice Awards every year on TripAdvisor. Over the years, Turtle Nest Inn has become an icon of small and sustainable tourism. The Inn offers a great way of life for the potential owner. It is on a very special piece of land, and it plays a central role in the community life of Bodden Town.

Rental figures available upon request. Occupancy is extremely high! Not much needed to keep it this way either, with so many repeat guests!

Property Features

Type	Status	View	
Multi-Unit (For Sale)	Current	Beach Front, Beach View, Pool View, Water Front, Water View	
Listing Type	Width	Bed	Bath
Hotel/Inn	110.00	9	11
Sq Ft	Block/Parcel	Area	
8,300	44B / 31	50	
Year Built	Den		
1999	Yes		

Building Features

Garage
Furnished, Hurricane
Shutters, Storm
Windows, Wine Room,
Gym

Pets
Yes

Additional Features

Foundation	Furnished	Covenants	Zoning
Oven (Yes)	Freehold	Dining Area, City Water, Living Room, Family Room, Kitchen Area, Breakfast Area	AC (Multi-Zone), TV (Cable/Sat)