Contact
+1-345-916-7766
bettina@paradisepropertiescayman.com

YOUR RENTAL PORTFOLIO STARTS HERE! | FOUR TURNKEY STUDIO UNITS IN WEST BAY

Fountain Road, West Bay, Cayman Islands

PROPERTY DETAILS

Price: CI$1,196,000
MLS#: 420590
Type: Multi-Unit
Listing Type: Apartment Building/Condo Building
Status: Current
Bedrooms: 4
Bathrooms: 4
Built: 2025
Sq. Ft.: 1720

PROPERTY DESCRIPTION

Morganville West Apartments present a compelling residential investment opportunity in West Bay—one of Grand Cayman's newest communities and well-connected rental markets, with consistent demand from both residents and workforce tenants. This offering comprises a portfolio of four (4) studio apartments, competitively priced and positioned within a segment of the market where new-build supply remains limited, supporting both rental stability and long-term capital appreciation. The units are designed with a focus on operational efficiency and broad tenant appeal, featuring: > Solar panel integration, reducing utility costs and enhancing net returns > Wheelchair-friendly and accessible layouts, expanding the tenant pool and supporting longer tenancy durations > Functional, low-maintenance interiors suited to high-occupancy use The property benefits from flexible income strategies, allowing for: > Stable long-term residential leasing > Short-term rental potential, including Airbnb-style nightly accommodations (subject to owner management and regulatory considerations) This dual-use capability provides optionality for investors to optimize yield based on market conditions. The development includes: > Swimming pool amenities > Ample on-site parking > A practical, low-maintenance design, supporting efficient ownership and management From an investment perspective, the asset is underpinned by: > Strong rental demand in West Bay > Entry pricing within an undersupplied segment of the market > Cost-efficient operations driven by sustainability features Morganville West Apartments are well suited for investors seeking to expand a residential income portfolio or acquire a high-yield entry asset with both income stability and upside through active management. **Leases in place so 48 hour notice is required**

PROPERTY FEATURES

Views	Garden View
Block	4B
Parcel	281H17, H20, H21, H26
Foundation	Slab

PRESENTED BY



Bettina Baldwin
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IMAGES









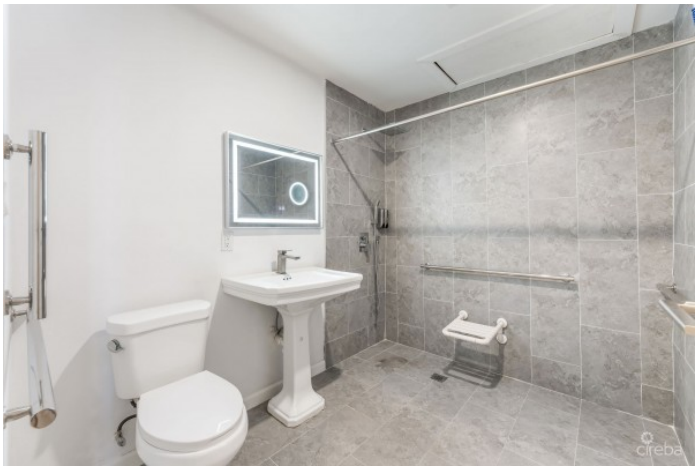

















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