

## ADEHYA: RUM POINT BEACHFRONT ESTATE - EXCLUSIVE PRE-COMPLETION PRICING

MLS# 420831 | Rum Point, Grand Cayman, Cayman Islands

**US\$9,495,000**



### Agent info



**Kraig Hislop**

+1 345 938 7677

[kraig@rainbow.ky](mailto:kraig@rainbow.ky)

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## Description

PRE-COMPLETION EXCLUSIVE: Secure multi-million-dollar built-in equity before the final price adjustment. Welcome to Adehya ("I Have Arrived"), an 8,634 sq. ft. beachfront estate designed by renowned architect John Doak. Slated for completion in approx. 6 months (late 2026). Buying now locks in pre-completion pricing; upon turnkey completion, the list price will increase by at least \$2,000,000. You get the fully completed luxury home, but at a massive discount for securing it today.

### THE ESTATE

Commanding a premium 0.62-acre parcel elevated 11 feet above sea level, Adehya overlooks a reef-protected shoreline with phenomenal snorkeling. Built with energy-efficient ICF and solar integration, this 6-bedroom, 7.5-bath estate is designed for world-class entertaining. Every bedroom is a sanctuary with an ensuite bath, balcony, and sweeping views, complemented by a main-level guest suite and a dedicated kids' bunk room. The open gallery boasts extended ceilings, a gourmet kitchen with a walk-in pantry, a dedicated gym, and a media room.

### OUTDOOR LIVING & ROI

The outdoor oasis features a resort-style pool, hot tub, expansive sun deck, and a fully equipped outdoor kitchen. Located near Rum Point, Kaibo, and the ferry to Camana Bay. With a projected gross rental income of \$650,000-\$750,000 USD annually in the tax-free Cayman Islands, Adehya is a powerhouse legacy asset. The property is currently fully drywalled and tiled.

Schedule your site tour today to secure your pricing before the final market adjustment!

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## Property Features

Type	Status	View	Listing Type
Residential (For Sale)	Current	Beach Front	Single Family Home
Bed	Bath	Sq Ft	Block/Parcel
6	7.5	8634.00	33B / 49
Area	Acres	Year Built	
60	0.62	2026	

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## Building Features

Pool

Yes

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## Additional Features

Zoning	Approx. Water Frontage	Foundation
Low Density residential	100	Slab