

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

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

US\$9,495,000



Agent info



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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!

Property Features

Type	Status	View	Listing Type
Residential (For Sale)	New	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	

Building Features

Pool

Yes

Additional Features

Zoning	Approx. Water Frontage	Foundation
Low Density residential	100	Slab