



**CENTURY 21.**  
Thompson Realty  
Cayman Islands

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CENTURY 21 Thompson Realty Ltd., Grand Pavilion Commercial Centre, 802 West Bay Road, Grand Cayman, Cayman Islands KY1-1201

## L'AMBIENCE SOUTH SOUND

**CIREBA# 3668**

South Sound (Grand Cayman) 📍 Cayman Islands

**MLS# 1153974**

Condos/Apartments

**3,500**



**CIREBA#:** 3668

**District/Area:** South Sound (Grand Cayman)

**Region/Country:** Cayman Islands

**Available:** 45 Days

**Prop.Type:** Condos/Apartments

**Prop.View:** Pool View

**Beds:** 2

**Baths:** 2½

**Living Space:** 1,655 ft²

**Building Type:** Attached

**Year Built:** 2000

**Land Zoning:** Residential

**Class:** Residential

### Features and Amenities

#### Appliances

Electric Stove  
Refrigerator  
Dishwasher  
Microwave  
Garbage Disposal

#### Laundry

Washer/Dryer in Unit

#### Swimming Pool

On-Site Pool

#### Water Supply

City Water

#### Furnished

Fully Furnished

#### Yard / Landscaping

Landscaped

#### Television

Cable

#### Building - Foundation

Slab

#### Air Conditioning

Split Level A/C

#### Patio - Deck - Porch

Patio

#### Building - Framing

Concrete Blocks

#### Sewage system

Septic tank

### Remarks

This lovely 2 bed/2.5 bath unit in the much sought-after complex of L'Ambience ticks all the boxes. Close to town and schools, in a beautifully landscaped and family-friendly complex offering low density living that is hard to find anywhere else.

This bright and spacious townhome encompasses 1655 sq ft and has a large screened in patio with outside storage. Both bedrooms have ensuite, the master has a walk in closet and dressing area. A smart AC system and tankless water heater help to keep utility bills low. The unit has two parking spaces. The complex itself boasts expansive manicured lawns, a clubhouse, 2 pools with jacuzzis, a playground and fully equipped gym all on almost 4.5 acres of space, allowing for exceptional family living. Children will love it here. The strata is well managed by BCQS. L'Ambience is situated about a mile from Cayman Prep, St. Ignatius and town. Sorry no pets. Available from 1st March 2024.

**Directions**

Located off Fairbanks Road, across from Triple C School and Agape Church