

THE RESIDENCES

at Highlands

A PRE-CONSTRUCTION OPPORTUNITY
PROUDLY PRESENTED BY



EDGEWATER DEVELOPMENT
CONSTRUCTION & DEVELOPMENT



THE RESIDENCES

Introducing The Residences at Highlands, an intimate new development of just two duplex properties – only four private residences in total. Each residence is designed for modern island living, complete with its own private pool, outdoor kitchen, and landscaped garden.

Step inside and experience exceptional design across 4 spacious bedrooms, including an expansive master suite retreat.

- **Ground Floor.** A state-of-the-art kitchen with hidden pantry, elegant dining area overlooking the pool, and a bright, open living room. Additional features include a double car garage with direct access to the laundry room, a stylish guest bathroom, and a generous media room – perfect as a home cinema, playroom, or fifth bedroom.
- **Second Floor.** A light-filled open office space, a luxurious master suite with walk-in closet and spa-style bathroom, plus three additional bedrooms and two further bathrooms, offering plenty of space for family or guests.
- **Outdoors:** Relax or entertain with your own private pool, fully equipped outdoor kitchen, and private garden sanctuary.

With limited availability, The Residences at Highlands present a rare opportunity to own a modern, luxurious home in one of West Bay's most desirable communities.



W h e r e l u x u r y m e e t s L i f e s t y l e

Ground Floor



**Indoor
+
Outdoor**
Kitchen

**Hidden
Pantry**

**High End
Appliances**

**Media
Room**

2 Car
Garage

**Private
Pool**
+ Garden

First Floor



4 Large Bedrooms

Office Space

3 Bath Rooms

Natural Light Throughout

Master Suite

with walk-in closet
Spa Bathroom
Overlooking the Pool + Garden

THE DETAILS
IN BRIEF

**1 OFFICE
1 MEDIA ROOM**



4 BEDROOMS



**4.5
BATHROOMS**



OUTDOOR KITCHEN

10^{METER} POOL

3,500 SQFT LIVING SPACE

CI\$ 1,695,000

LOCATION LOCATION LOCATION

Welcome to Highlands, one of West Bay's most sought-after residential communities in the Cayman Islands. Known for its spacious lots, safe and quiet surroundings, and walking distance to the world-famous Seven Mile Beach, this neighborhood offers the perfect balance of elegance and comfort.

With easy access to Camana Bay, top-rated schools, pristine beaches, and vibrant dining and entertainment, Highlands is ideal for families looking for a peaceful retreat, as well as discerning buyers seeking prime real estate in a prestigious location.



THE DETAILS
IN BRIEF

**SOLAR
READY**



HIGH CEILINGS

CAMERA & SECURITY READY



GAS PROPANE
(TO REDUCE ELECTRICAL COST)



**HIGH EFFICIENCY
INSULATION**



CI\$ 1,695,000













ABOUT

THE DEVELOPER



Edgewater Development is a premier Cayman Islands developer known for creating exceptional residential and commercial properties with uncompromising quality and style. With decades of experience, the company has built a reputation for delivering luxury homes and communities that blend modern design, superior craftsmanship, and the island's unique charm.

From bespoke residences to landmark communities like The Meadows at Batabano, Edgewater consistently sets the benchmark for upscale living in Cayman. Recognized internationally with awards for custom homebuilding and sustainable development, Edgewater offers discerning buyers the confidence of investing with one of Cayman's most trusted and visionary developers.



C O N T A C T

Get In Touch With Us

We would be delighted to welcome you to our office to review the plans in detail and explore the finishes and features that make this residence truly exceptional. Please don't hesitate to reach out and arrange a private, no commitment, consultation.

Phone

+1 345 946 3343

Email

info@edgewater.ky

Contact Us



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