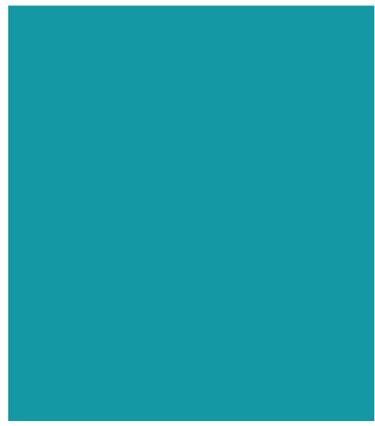




*Ocean Grande Resort*



GRAND CAYMAN,  
CAYMAN ISLANDS

---

# CONTENTS

- 4 Overview
- 5 Grande Brand
- 6 Cayman Islands
- 7 The Caribbean
- 9 Ocean Grande Resort
- 10 Features
- 11 Master Plan
- 12 Restaurant Plans
- 14 Cottage Floor Plans
- 15 Dive Shop
- 16 Citizenship by Investment



# OVERVIEW



Grande Property is an integrated real estate company providing specialized services in residential and hotel development, educational facilities, sports management, and resort and destination real estate. The firm is headquartered in New York, with satellite offices strategically located in cities around the world. We strive to exceed clients' and partners' expectations. Grande Property delivers innovative solutions that meet the highest business standards, while providing economic and social returns on investments. We utilize proven business models alongside innovative approaches to enhance asset values and accelerate sales, thereby providing long-term value to our investors, shareholders, partners, and clients.



The staff of Grande Property and its affiliates has broad and deep sector and market experience in key locations around the globe. With a rich history of family businesses and local operating affiliates spanning several generations, our combined experience is unparalleled. The management team has extensive career experience built upon academic credentials from leading universities such as Georgetown University, Brown University, Wharton School, Harvard University, Frank Lloyd Wright School of Architecture, the University of Southern California, Tongji University, Rutgers University, and the United States Military Academy at West Point.



# GRANDE BRAND

Grande Property offers an opportunity for qualified buyers and investors to access to residential and vacation properties. Additionally we provide investments in income-producing real estate such as hotels, rental apartments, retail, and spas. Domestically and internationally, we have established a culture of innovation and excellence by using resources and partnerships to provide efficient, high quality, and personalized services. Grande Property has selected a diverse group of countries from which to offer development opportunities, business investments, residential properties and immigration programs. Grande Property and its marketing partners have an extensive international client base which is actively seeking a wide range of investment choices with significant benefits.

*Our brand portfolio is built upon a core foundation of exceptional service, iconic design, enhanced amenities, and luxury. We offer brands that meet market needs and the predilections of our clients, partners and investors.*



---

# CAYMAN ISLANDS

The Cayman Islands is a British Overseas Territory in the western Caribbean Sea, and considered part of the Greater Antilles. Beautiful coral reefs and outstandingly clear waters have made this island group a favorite destination of divers. Warm and inviting to visitors, the Cayman Islands has earned approval as the number one destination in the Caribbean, as noted by Trip Advisor travelers. With world-class facilities, spectacular beaches, an incomparable underwater environment, awe-inspiring flora and all-round natural beauty, the Cayman Islands has much to offer discerning visitors.

Beyond the beaches, the Cayman Islands are a diverse and cosmopolitan destination, with unique historical, cultural and nature-based attractions. It also offers a diverse variety of high quality restaurants, bars, nightlife, and family-friendly entertainment options.

First sighted by Christopher Columbus in 1503, the Cayman Islands has become a major international banking and offshore financial center and home to more than 20,000 companies and institutions due to no corporate or income tax on revenue generated within its territory. The islands are a popular tax haven; the government receives the majority of its income from indirect taxation. George Town, the heart of the Cayman Islands financial services industry, is a popular port of call for Caribbean cruise ships.

Getting to the Cayman Islands is easy. In terms of airlift, the Cayman Islands enjoys easy access from the United States and Europe, being situated 480 miles (770 km) from Miami, Florida.

# THE CARIBBEAN



The Caribbean is a region that consists of the Caribbean Sea, its islands, and the surrounding coasts. The region is southeast of the Gulf of Mexico and the North American mainland, east of Central America, and north of South America. Geopolitically, the Caribbean islands are usually regarded as a subregion of North America and are organized into 30 territories including sovereign states, overseas departments, and dependencies. The climate of the area is tropical to subtropical with warm, moist tradewinds that blow consistently from the east with year-round sunshine.

One of the interesting aspects of the Caribbean is its diversity. Every island is unique, with contrasting landscapes, ecosystems, ethnicities, and foods. The absence of metropolitan development, interstate highways, and some modern conveniences is a charming attribute of the islands. This unforgettable region has an easygoing pace, a wide variety of activities and recreation options, and, of course, the gorgeous tropical weather that has made it famous.

***Annually, tourism contributes an estimated US \$105 billion to the economies of the Caribbean. Caribbean tourism is expected to grow an average of more than 4% annually for the next decade.***



# OCEAN GRANDE RESORT

Ocean Grande Resort beachfront development, located on the pristine Cayman Islands, is an exclusive 200-unit resort community that takes advantage of its prime setting, and includes 100 luxurious hotel suites, 100 villas, a health spa and restaurant. Known as the “financial gateway to the Caribbean” because of its offshore financial and banking system, the Cayman Islands is dotted with reminders of its British past.

The Resort is located on the northernmost part of Grand Cayman, the largest of the three islands that comprise the Cayman Islands, along with Cayman Brac and Little Cayman. The site boasts crystal clear waters that are ideal for snorkeling and diving. There is also a small beach where guests and owners can take leisurely strolls amongst lush landscaping. The development is located near world-class amenities like shopping centers, restaurants and tourism attractions such as Turtle Farm, Dolphin Discovery and Stingray City. It is just 10 miles (16 km) away from Seven Mile Beach, voted the world’s #1 top beach vacation spot by *U.S. News & World Report*.

Experience a stunning oasis where you’ll enjoy residential choices from one-bedroom to three-bedroom villas. The property is intimate and boutique in design, while offering a variety of amenities. Spacious and well-appointed villas with soaking pools—ranging from approximately 1,800 to 2,400 square feet—feature state-of-the-art kitchens, laundry capabilities, and balconies that allow you to enjoy the sights and sounds of the blue waters lapping upon unspoiled beaches. From bike and jogging trails, horseback riding and water sports to island excursions such as boating and sport fishing, the options for relaxation and rejuvenation are bountiful.

Residents of Ocean Grande Resort will enjoy elegantly appointed villas with all of the amenities of home ownership, yet with few of the responsibilities. Grande Property delivers management expertise and concierge services alongside the systems and support to ensure comfort and convenience.

# FEATURES

The Villas feature luxe accommodations that espouse distinctive design palettes, created to indulge while also embracing the energy and feel of the island.



## INTERIOR

- Smart Home Technology upgrade packages available
- European tile and luxury carpet floor coverings
- Floor-to-ceiling patio windows, providing panoramic ocean views
- Designer-selected interior finishing schemes
- In-suite closet shelving and organizers
- Bathroom vanity cabinets with decorative mirrors
- High-end faucets
- Solid wood kitchen cabinets
- Brazilian and Italian granite counter-tops
- Quality, designer appliance package

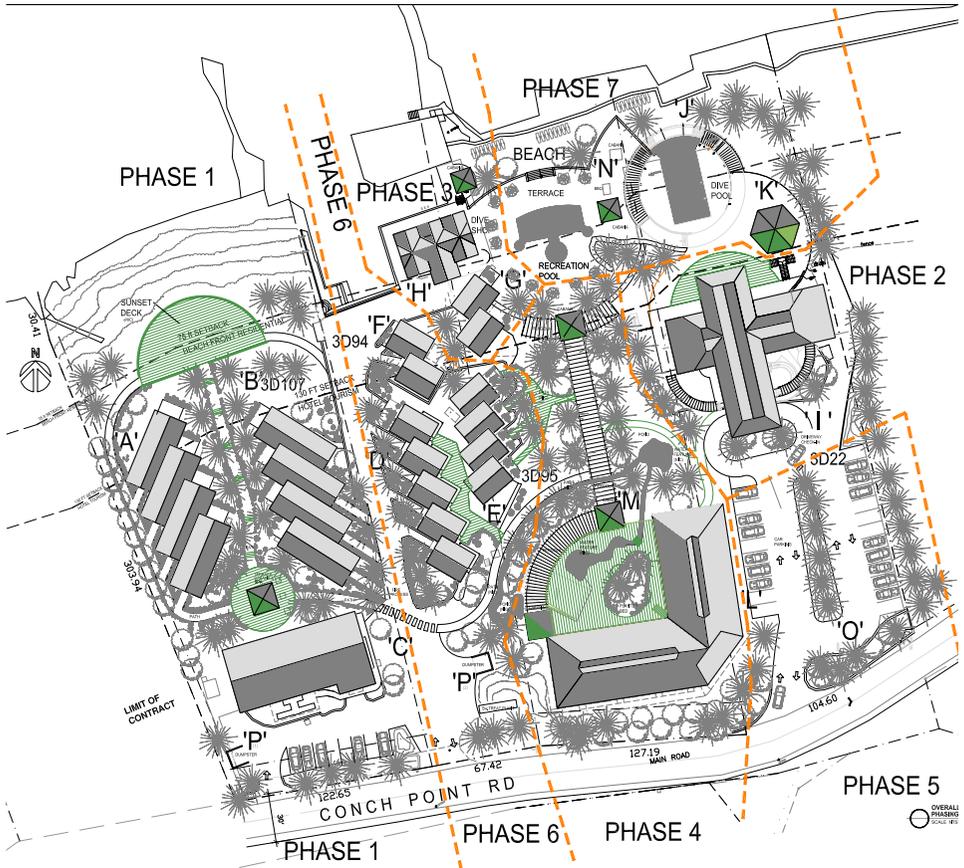
## ENERGY-SAVING FEATURES

- Insulated windows
- Green technology
- Roof solar panels

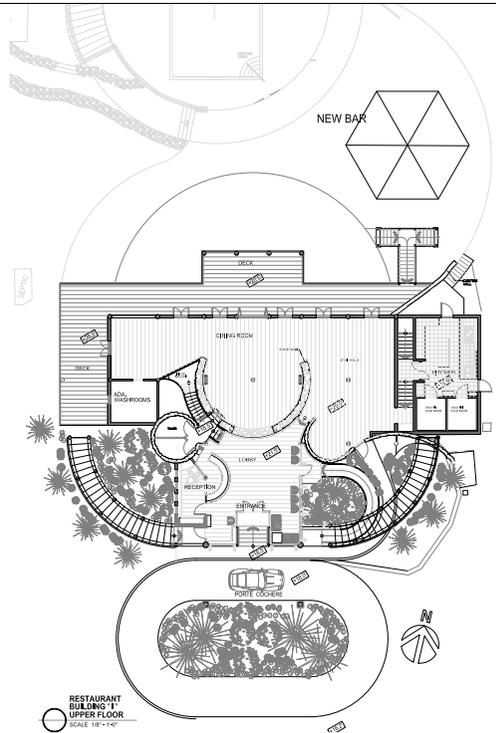
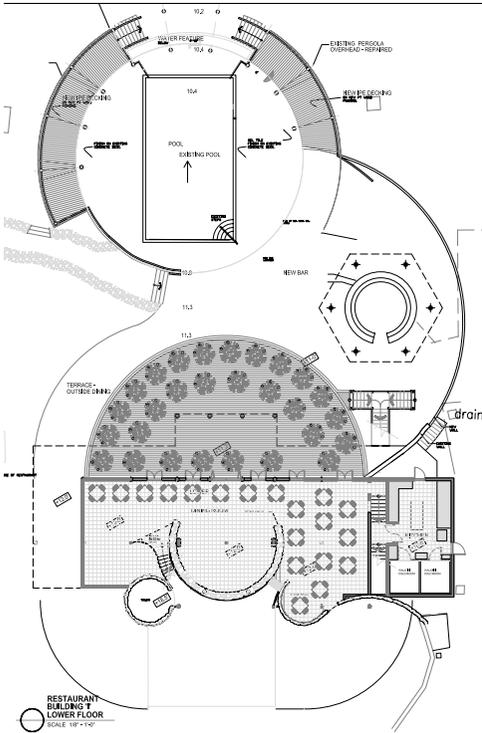
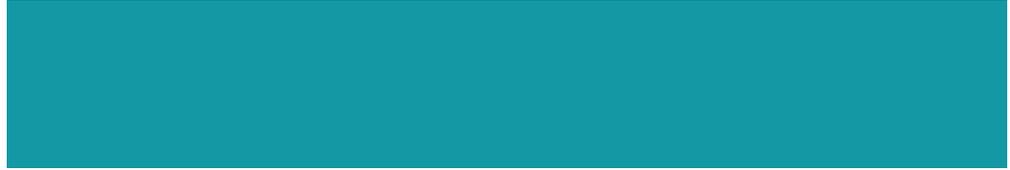
## EXTERIOR

- Professionally designed exterior color scheme
- Infinity-edge pool
- Beach gazebo and BBQ areas
- Climate-controlled individual central air conditioning
- Landscape architect package

# MASTER PLAN



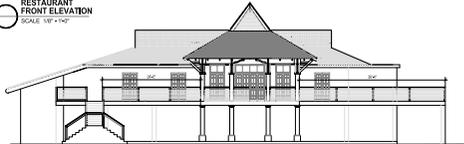
# RESTAURANT PLANS



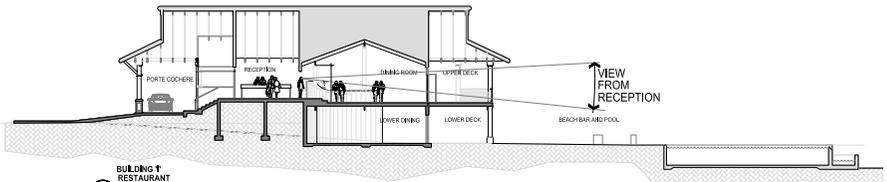
# RESTAURANT PLANS



BUILDING 1  
RESTAURANT  
FRONT ELEVATION  
SCALE: 1/8" = 1'-0"

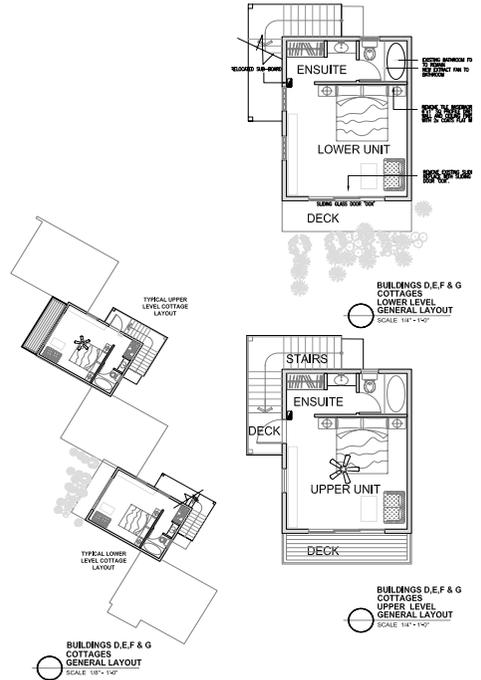
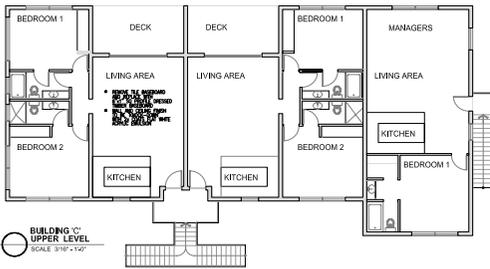
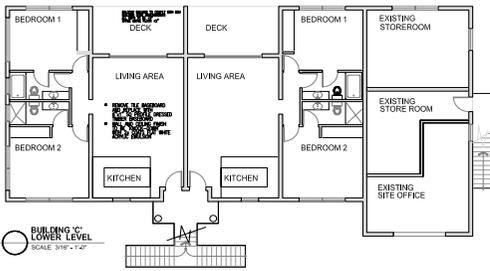


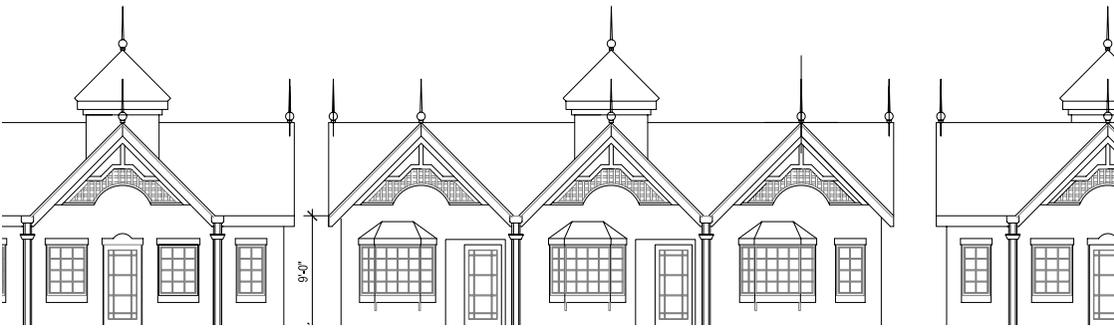
BUILDING 1  
RESTAURANT  
DINING OCEAN  
SCALE: 1/8" = 1'-0"



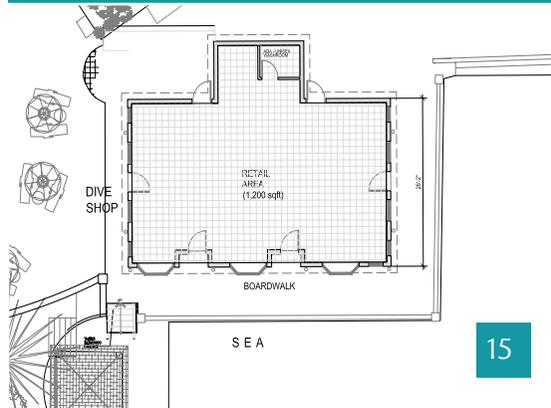
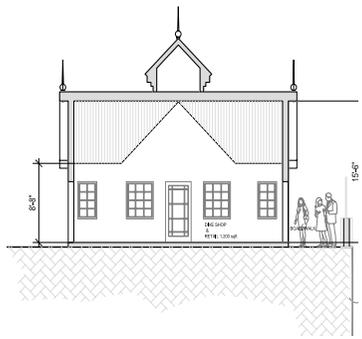
BUILDING 1  
RESTAURANT

# COTTAGE FLOOR PLANS





# DIVE SHOP



# CITIZENSHIP BY INVESTMENT



Investors have the option of obtaining permanent residence through economic investment in the Cayman Islands. Such persons may, provided they can demonstrate a personal net worth of in excess of KYD\$6,000,000 and an investment of a minimum of KYD\$1,000,000 in an employment generating business (or businesses) on the Island, apply to the Chief Immigration Officer for a Certificate of Direct Investment.

*The benefits of the program include:*

- Have a second passport without renouncing citizenship of your country
- Option of obtaining permanent residence for a period of 25 years or for life depending on your investment opting
- Enjoy the high standard of living and access to quality social, health, and educational facilities on the Islands
- Enjoy the right to reside in the Cayman Islands
- Enjoy travel to all developed nations with flexible and easy visa requirements
- The resident permit issued by Cayman Islands covers the spouse and dependent children of the investor
- No income tax, capital gains tax or corporation tax on revenue generated within its territory

Grande Property  
International Finance Center  
Tower 2, 8 Century Avenue  
Pudong, Shanghai 200120  
China  
T: +86 21 6062 6329  
F: +86 21 6062 6399  
E: [inquiry@grande.property](mailto:inquiry@grande.property)  
[www.grande.property](http://www.grande.property)



Grande Property and its affiliates are not responsible for errors or omissions that may vary from the global information presented. Grande Property reserves the right to modify, alter, or terminate any described initiatives or programs. Facility images are examples of style only and are not representative of the final product. This brochure may be translated into one or more languages; however, only the English language version shall be considered as official.

©2017 Grande Property LLC. All Rights Reserved. Grande Property, Grande Tennis, Grande Tennis Center, Grande Racquet Club, Grande CityClub, Grande Tennis Retreat, Grande Tennis Management, Grande Sports Centre, GrandInvest, The Grande, Grande Club & Residences, Grande Resort, Ocean Grande Resort, Grande Harbour, Grande Island Club, Grande Villas, Grande Mountain Villas, Grande Academy, Grande Excelsior School, Grande Education, Grande Education Group, and their logos are the trademarks of Grande Property or its affiliates. Confidential & proprietary. May not be reproduced or distributed without written permission of Grande Property LLC.