



## **Bona Bista B46, Bona Bista**

**US\$ 315,000 Asking price**

Buyers costs

Bona Bista

## Real Estate information

Neighborhood	Bona Bista
Address	Bona Bista B46
Freehold Land	
Total ground area	14,682 / 1.364 sq.ft./m2



Ground tax (annually): 0.345% of the value (1st residence), or Property tax (annually): 0.91% of the value (2nd residence). Buyers Costs consist of (one-off): 5% transfer tax, approx. 1.5% notary costs and costs of Land Registry at the office of Kadaster depending on purchase price.

Registered at the Land Registry Office Kadaster, number 4-B-333.



## Features

This very spacious corner lot in the popular and quiet neighborhood Bona Bista offers countless building possibilities to build a house or several apartments, partly due to its ideal location but also because the plot is particularly spacious. Bona Bista B46 is located at the rear of this popular neighborhood, which guarantees peace and a pleasant living environment.

The owner has had a construction plan made. You are NOT bound to this plan at the time of purchase, but it may prevent you from incurring additional costs for the development of a suitable design.

- Ideally situated on a corner,
- Good accessibility, only a 10 minutes drive to the centre of Kralendijk,
- Located in the desired area of Bona Bista,
- Building lot for residential purposes,
- Building lot with a custom-made construction plan,
- Building permit has been applied for.



## Building Regulations

Extract from Ruimtelijk Ontwikkelingsplan Bonaire (zoning plan)

maximum building percentage (%): 40

maximum building height (m): 9

maximum gutter height (m): 6

Link to zoning plan map with marker: [Map](#)

Link to zoning description: [Zoning woongebied I](#)

Additional building regulations from Bona Bista apply and are available on request.







