



Troca Suelto 5-G-32, Troca Suelto

US\$ 211,200 Asking price **SOLD**

Buyers Costs

Troca Suelto

Real Estate information

Neighborhood	Troca Suelto
Address	Troca Suelto 5-G-32
Freehold Land	
Rural living	
Total ground area	28,417 / 2.640 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. 2% notary costs and costs of Land Registry at the office of Kadaster depending on purchase price.

Registered at the Land Registry Office Kadaster, number 5-G-32.



Features

This spacious building plot offers you the opportunity to live in the midst of beautiful nature with the mangrove forests just a stone's throw away. The peace and quiet of the Ramsar area makes living in this location an absolutely unique experience.

The plot already has a building permit for building a wooden house on stilts. the elevated home will have stunning sight lines. Connection for water & electricity is available on the edge of the allotment. Due to its location in the Ramsar area, it is necessary to have an environmental impact report drawn up. We are happy to tell you more about this.

Situated in the middle of the natural "Kununku land" (natural outback) of Bonaire, close to all leisure activity areas such as the Mangroves, Sorobon windsurf beach and Southern dive sites.

- Close to Mangrove area and Sorobon beach,
- Freehold land,
- No building obligation,
- Including building permit for wooden villa,
- A one-time contribution of USD 3,300 for the benefit of the recently installed fencing must be made,
- Future buyer must have an EIA (Environmental Impact Analysis) carried out,
- Only a 15 minutes drive to the centre of Kralendijk,
- In the natural outback of Troca Suelto, in the South East part of Bonaire.



Zoning plan

Extract from Ruimtelijk Ontwikkelingsplan Bonaire (zoning plan)

Link to zoning plan map with marker 5-G-32: [map](#)

Link to zoning description 5-G-32: [Zoning "Agrarisch - Kunuku"](#)

Link to Ramsar details: [Ramsar](#)

