



## Crown Court 20, Sabadeco

US\$ 815,000 Asking price **SOLD**

Buyers costs

Sabadeco - 4,951 / 460 sq.ft./m2 - 5 Bedrooms - 3.5 Baths - Swimming Pool

## Real Estate information

Neighborhood	Sabadeco
Address	Crown Court 20
Freehold Land	
Bedrooms	5
Bathrooms	3.5
Sea view	
Swimming Pool	
Sundeck	
Double Garage	
Air Conditioning in bedrooms	

Fully Furnished	
Total living area	4,951 / 460 sq.ft./m2
Total ground area	19,601 / 1.821 sq.ft./m2
Construction date	2015
Maintenance status	Good



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 4-A-961.





## Features

Crown Court 20 is located in the idyllic surroundings of Crown Court in Sabadeco, Bonaire. This exclusive villa provides an unparalleled sense of luxury, comfort, and privacy. The villa is situated on an exceptionally spacious plot and features five generous bedrooms and three stylish bathrooms. It has been designed with attention to detail, offering a harmonious interplay between indoor and outdoor spaces.

Upon entering the property, you will be pleasantly surprised by the perfect utilization of space, the inviting ambiance, and the beautiful views from the covered terraces. The kitchen is fully equipped with modern appliances, allowing you to effortlessly prepare delicious meals. The adjoining dining and living areas provide ample space for cozy dinners and relaxation with family and friends.

The five comfortable bedrooms offer an oasis of tranquility and privacy. Each room is tastefully decorated and features comfortable beds. The bathrooms are equipped with modern amenities, creating a relaxing atmosphere for your daily care routine. The outdoor area of the villa is spacious and benefits from the cooling trade winds. Relax by the private pool and take refreshing dips on warm days. The two expansive terraces offer plenty of space for relaxation, sunbathing, dining, and enjoying the serene surroundings.

The villa is located in the exclusive Sabadeco neighborhood, a peaceful and secure area known for its natural beauty and convenient access to the center of Kralendijk and the northern part of the island, with its natural beaches, diving locations, and pristine nature. Allow yourself to be captivated by the comfort, style, and tranquility that Crown Court 20 has to offer.

- Private pool & wide sundeck,
- Double garage,
- Accessibility: 8 minutes to the center of Kralendijk,
- Location: in the quiet residential area of Sabadeco Crown Court,
- Roof: shingles,
- Floor: polished concrete,
- Windows and doors; wooden windows and doors with shutters and screens,
- Garden: landscaped garden with mainly local plants and trees.



## Lay out

Ground floor with double garage and storage. Second floor: laundry room and two spacious bedrooms, both with full bathroom. Two children's bedrooms with separate toilet. The swimming pool and sundeck are also located on this floor.

On the second floor a modern kitchen with high-quality built-in appliances, a tastefully decorated living room and access to the master bedroom with its own spacious bathroom. The spacious covered terrace with sea view offers plenty of space for sitting area and large dining table.

## Technical specifications

- 110 and 220 Volt,
- Air conditioning in bedrooms,
- Hot water heater,
- Pool pump.

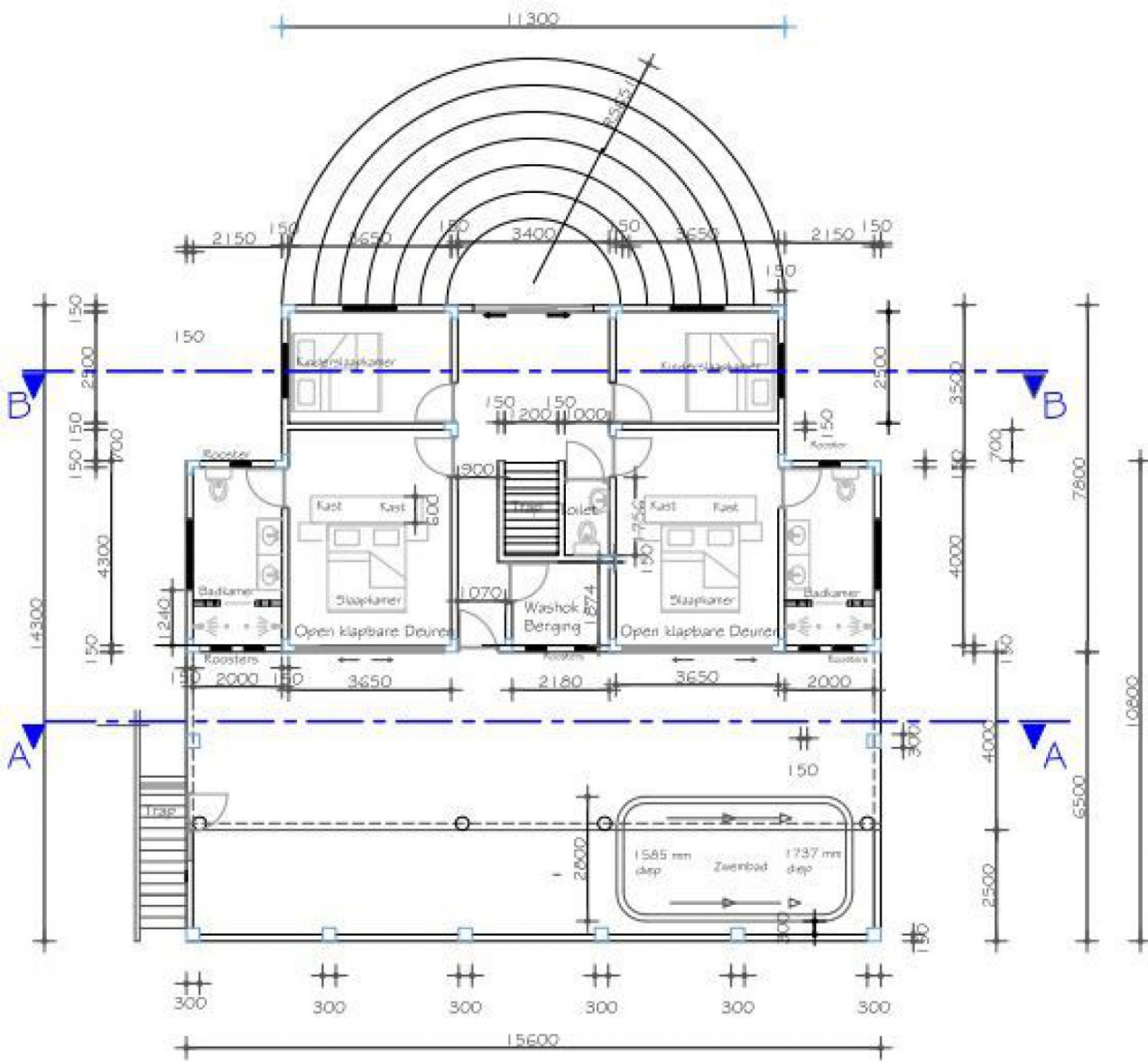
## Zoning plan

Extract from Ruimtelijk Ontwikkelingsplan Bonaire (zoning plan)

Link to zoning plan map with marker 4-A-961: [map](#)

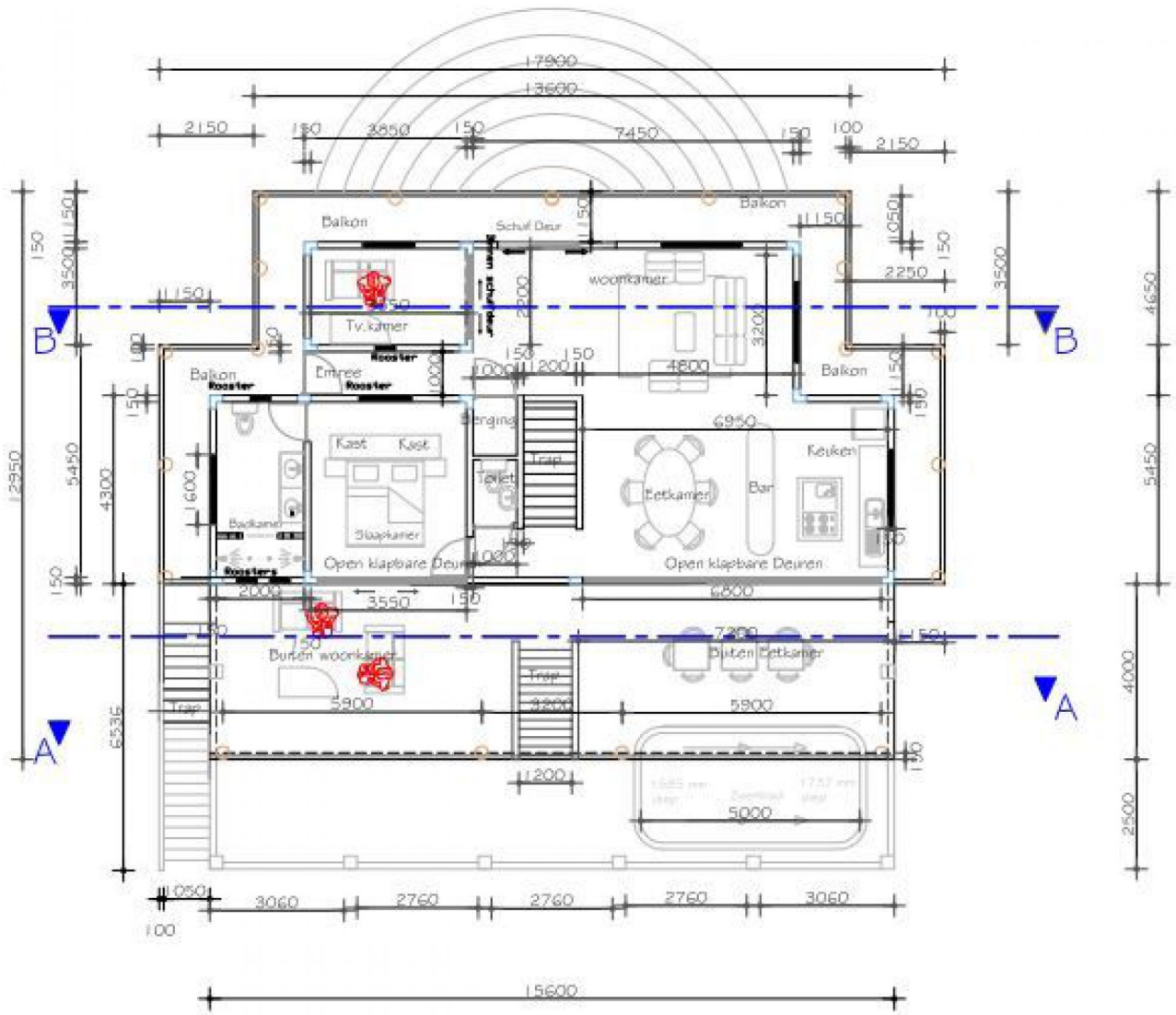
Link to zoning description 4-A-961: [Zoning "Woongebied - II"](#)





Plattegrond 1e verdieping 208m2





Plattegrond 2e verdieping 214m<sup>2</sup>