



## Crown Terrace 51, Sabadeco

€ 995.000 Asking price **SOLD**

Buyers Costs

Sabadeco - 4,198 / 390 sq.ft./m2 - 2 Bedrooms - 2.5 Baths - Swimming Pool

## Real Estate information

Neighborhood	Sabadeco
Address	Crown Terrace 51
Freehold Land	
Bedrooms	2
Bathrooms	2.5
Swimming Pool	
Sundeck	
Garage	
Dive Gear Storage	
Air Conditioning in bedrooms	
Total living area	4,198 / 390 sq.ft./m2
Total ground area	23,584 / 2.191 sq.ft./m2
Construction date	2020
Maintenance status	very 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-2083.





## Features

Located on the hill in the quiet rear part of the popular and safe residential area of Sabadeco Crown Terrace, you will find this sleek, modern villa. This beautiful villa, designed by the local architect Gino Obersi, offers a stylish and contemporary living environment with numerous luxurious amenities. Upon entering, you will be enchanted by the beautiful magna swimming pool and the covered terrace. The magna swimming pool is the shining center of the outdoor area and offers the perfect opportunity to relax, swim and enjoy the breathtaking views of the green surroundings. From the covered terrace you can even see the Ser'i Suit mountain in Rincon!

The villa has two spacious bedrooms, each with its own bathroom, which ensures optimal privacy and comfort for owners and guests. The master bedrooms also features its own sliding door to the covered terrace. The living room and the modern kitchen have large sliding doors to the partly covered terrace and swimming pool. Due to the spacious layout of the covered terrace, there are several places where you can sit and enjoy beautiful surroundings. The contemporary architecture and high-quality finishes create an atmosphere of sophistication and exclusivity. Carport, large laundry area, storage, divegear storage and rinse tank: these areas can easily be tuned into a third bedroom and bathroom.

The location on the hill of Sabadeco Crown Terrace not only offers a beautiful view of the lush nature, but also gives a feeling of seclusion and tranquility. This location offers a perfect escape from the hustle and bustle of everyday life. With carefully landscaped front garden and a strategic location on the lot, you can enjoy your own piece of paradise on Bonaire undisturbed.

- beautiful location in the popular residential area Sabadeco,
- only 10 minutes by car to the center of Kralendijk,
- living room with adjoining covered terrace,
- modern, open kitchen with cooking island with (built-in) appliances,
- swimming pool with sun terrace and outdoor shower,
- three storage spaces,
- sink for diving equipment,
- flat concrete roof,
- ceramic floor tiles with plinth throughout the house and covered terrace,
- windows and doors: aluminum frames with mosquito nets and shutters,
- 10 solar panels and solar boiler,
- inventory available for acquisition.





## Lay out

Driveway, entrance, laundry room, private storage room, outdoor toilet, partly covered terrace, bedroom with ensuite bathroom and sliding door to covered terrace, hall, bedroom 2 with ensuite bathroom, living room with open kitchen, pump house, sink for diving equipment and lockable storage room for diving equipment.

## Technical specifications

- 110 & 220 volt,
- air conditioning in bedrooms,
- ceiling fan in kitchen, living room, bedrooms and covered terrace,
- magnesium swimming pool- pump and filter installation,
- 10 solar panels,
- hot water supply (solar water heater) and close-in boiler in kitchen,
- drip system in the garden (redundant), septic tank and WEB,
- electric gate,
- click on [this link](#) to see the portfolio of architect Gino Obersi.

## Zoning plan

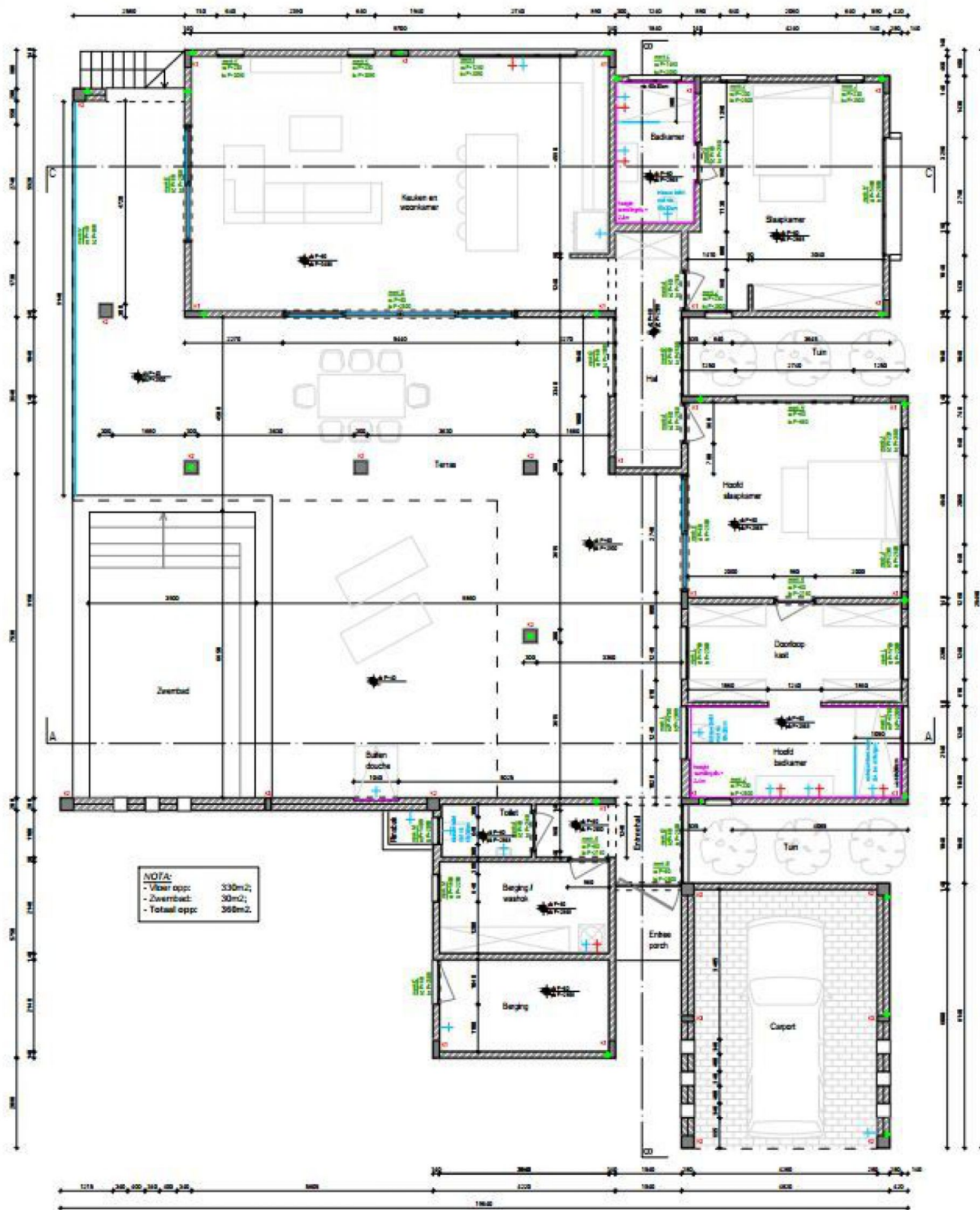
Extract from Ruimtelijk Ontwikkelingsplan Bonaire (zoning plan)

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

Link to zoning description: [Zoning "Woongebied III"](#)







BEGANE GRONDVLOER