



## Kaya Avelino J. Cecilia 4-G-180, Nikiboko

US\$ 160,000 Asking price **SOLD**

Buyers Costs

Nikiboko

## Real Estate information

Neighborhood	Nikiboko
Address	Kaya Avelino J. Cecilia 4-G-180
Freehold Land	
Total ground area	8,073 / 750 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 4-G-180.



## Features

Located in the popular and child-friendly residential area of Nikiboko, you will find this building plot on a paved road. This quiet residential area is located in the heart of Bonaire, a short distance from the largest supermarkets in Kralendijk. Restaurants, bars, shops and local eateries can also be found within short distances.

Given the current zoning plan (Residential area I) the lot offers a perfect opportunity to realize your dream house of more than one apartment. One house is allowed per surface of 350m<sup>2</sup> plot. In the case of the construction of an apartment building, a plot area of at least 220m<sup>2</sup> per apartment is required. This makes this lot also attractive for entrepreneurs who are looking for a location close to the center and with the focus on the medium-long-term rental market.

- building lot in the desirable residential area Nikiboko,
- build your own dream house or more than one apartment,
- located on a paved road.



## Technical specifications

- WEB (water and electricity) connection at road side.

## Zoning plan

Extract from Ruimtelijk Ontwikkelingsplan Bonaire (zoning plan)

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

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



