



## **Kaya Den Haag 35, Hato**

**US\$ 469,000 Asking price**

Buyers Costs

Hato - 1,141 / 106 sq.ft./m2 - 2 Bedrooms - 2 Baths - Swimming Pool

## Real Estate information

Neighborhood	Hato
Address	Kaya Den Haag 35
Long Lease Land	
Bedrooms	2
Bathrooms	2
Holiday Rentals allowed	
New construction	
Parking	
Swimming Pool	
Air Conditioning in bedrooms	
Total living area	1,141 / 106 sq.ft./m2
Construction date	2024
Maintenance status	Excellent



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-A-1682. Long Lease Land until 31st of May 2060.



## Features

Are you looking for the ideal investment where you can also enjoy everything Bonaire has to offer? That is what Villa Carolina provides. This property was completed in May 2024 and is in a very modern state. The spacious living room with a luxurious open kitchen offers a perfect combination of togetherness and enjoyable cooking. Both bedrooms come with their own bathrooms, and this villa features a lovely porch at both the front and back. The calm wind provides a refreshing breeze as you sit and relax on the spacious porch with views of a very green part of Bonaire. The large swimming pool also offers a chance to cool off on warm days.

In terms of location, Villa Carolina is perfectly situated. The Hato neighborhood is very popular and has been extensively developed recently. Both the charming center of Kralendijk and numerous dive spots and several hiking trails in the north of Bonaire are nearby.

Why is this the ideal investment? This villa is designated for 'Recreational accommodation', allowing you to use this property for vacation rentals.

The developer plans to build two more vacation villas on this plot. Ayo Bonaire will provide guests with a cozy, small-scale resort feel. In addition to the communal swimming pool, a recreation room can also be built where people can gather. This way, the resort can be booked by a group of friends or a large family, allowing them to turn it into a private resort.



## Lay out

Entrance at the side of the house at the porch, large living room with an open kitchen, open space with adjoining master bedroom with private bathroom and the second bedroom with its own bathroom. From the living room to the porch at the back of the house.

## Technical specifications

- 100 and 220 Volt,
- air conditioning in the bedrooms,
- swimming pool with pump and filter installation,
- water heater.

## Zoning plan

Extract from Ruimtelijk Ontwikkelingsplan Bonaire (zoning plan)

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

Link to zoning description: [Bestemming "Recreatie-Verblijfsrecreatie"](#)









