



## Kaya Nieuw Amsterdam 4-G-525 & 4-G-2207, Nikiboko

US\$ 310,000 Asking price **SOLD**

Buyers Costs

Nikiboko



## Real Estate information

Neighborhood	Nikiboko
Address	Kaya Nieuw Amsterdam 4-G-525 & 4-G-2207
Freehold Land	
Total ground area	35,424 / 3.291 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. 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-G-525 & 4-G-2207.



## Features

Located in the residential area of Nikiboko and on the well-known road Kaya Nieuw Amsterdam, you will find this spacious building plot.

Given the current zoning plan (Residential area I), this location offers an excellent opportunity for investors or individuals looking for a piece of land to build their dream home or as a future investment. You are allowed to build several buildings on this plot. A plot of at least 350 m<sup>2</sup> is required for each house. In the case of constructing an apartment building, a minimum plot size of 220 m<sup>2</sup> per apartment is required.

- building plot in the desirable residential area Nikiboko,
- build your own dream house or more than one apartment,
- accessibility only 10 minutes to the center of Kralendijk,
- located on an unpaved road.



## Technical specifications

- Possibility for 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"](#)



