



## Mapou Tree Road, St. Eustatius

**US\$ 130,000 Asking price**

Buyers Costs

St. Eustatius

## Real Estate information

Neighborhood	St. Eustatius
Address	Mapou Tree Road
Freehold Land	
Sea view	
Rural living	
Total ground area	29,794 / 2.768 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 with numbers 34/1994.



## Features

Located in the southwestern part at the foot of the hill "Quill" on the small and tropical island of St. Eustatius, you will find this spacious building lot of 29,794 sq.ft. The beautiful island of St. Eustatius, with about 3300 inhabitants, is best known for its beautiful nature, beautiful hiking trails, dive sites, rich history and, above all, its tranquility. The lot is located in the quiet White Wall area, surrounded by other beautiful homes and lots, you enjoy a sense of privacy and tranquility. In addition, the area is conveniently located for amenities such as restaurants, shops and recreational activities, making it the ideal location to realize your dream home.

One of the biggest advantages of this lot is its proximity to the sea. Just a few steps away you can enjoy beautiful views of the Caribbean Sea and refreshing sea breezes. With its proximity to the sea, a quiet residential area and the many possibilities the island has to offer, this is a unique opportunity to enjoy island life at its best.

- Lot for sale on the island of St.Eustatius,
- Build your dream home on St. Eustatius,
- The island's transfer tax (ABB) is 5%,
- Accessibility: very good, very good, only 5 minutes from the center of Oranjestad and the airport.











