

## **Yacht Residence B13, Kralendijk**

**US\$ 623,700 Fixed price, including 8% ABB**

excluding 1,5% buyers costs

Kralendijk - 926 / 86 sq.ft./m2 - 2 Bedrooms - 1 Baths - Swimming Pool

## Real Estate information

Neighborhood	Kralendijk
Address	Yacht Residence B13
Long Lease Land	
Bedrooms	2
Bathrooms	1
Holiday Rentals allowed	
New construction	
Swimming Pool	
Air Conditioning in bedrooms	
Air Conditioning in living room	
Total living area	926 / 86 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).

## Features

Luxurious second floor penthouse in the new construction project of Yacht Residence. This floor can be reached by stairs or elevator. The location is within walking distance of the Caribbean Sea and the center of Kralendijk. This penthouse has 2 bedrooms and 1 bathroom. The living room has a beautiful open kitchen and access to the private covered porch. Between the buildings, there is a pleasant pool, situated in a peaceful environment. Around the pool, there are multiple sunbeds and cabanas. Next to the pool, you'll also find a bar serving delicious cocktails.

Due to its location in residential area 'Mixed I,' both vacation rental and long-term rental are allowed. The apartments can also be occupied by the owners, as there is no obligation to rent. Since the apartments will be brand new, there is a tax exemption for the annual property tax (real estate tax exemption) for a period of 10 years.

The Yacht Residence project consists of 29 apartments. The development will take place in 2 phases. The first phase is expected to be completed by mid-2024. Subsequently, the renovation of the second phase will begin.

Features of the new construction apartment complex:

- Newly built apartment complex,
- Vacation rental allowed,
- 2 bedrooms and 1 bathroom,
- Bedrooms and living room equipped with air conditioning,
- Real estate tax exemption for 10 years,
- Turnkey delivery possible (inventory package available).

All apartments will be subject to an HOA. Please contact us in case you wish to receive further information.

## Lay out

Entryway, living room with open kitchen, bathroom, bedroom 1 and bedroom 2.

## Technical specifications

- 220 volts,
- air conditioning in the living room,
- air conditioning in the bedrooms,
- hot water boiler.

## Zoning plan

Extract from Ruimtelijk Ontwikkelingsplan Bonaire (zoning plan)

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

Link to zoning description: [Gemengd I \(mixed use\)](#)

Click on this link for the available apartments: [Buying a home on Bonaire? | Sunbelt Realty \(sunbeltbonaire.com\)](#)