

EST.  1989

Harbourtown

REAL ESTATE



Kaya Mars 8 Belnem

Asking price: **\$ 685,000.-**
(excluding buyers costs)

Harbourtown Real Estate - Kaya L.D. Gerharts 20 - Bonaire, Caribisch Nederland
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Description

Charming detached home with 3 bedrooms and a magnesium pool, located in the popular Belnem neighborhood. This L-shaped property was built around 2020 on a corner plot of 9,052 sq ft of leasehold land and is within walking distance of Bachelor Beach (less than 300 meters). The home is available immediately.

Layout

This home features a welcoming porch and a spacious garden surrounding the property, with views of Landhuis Belnem. It is located on a paved road and offers a living area of no less than 1,830 sq ft, plus porch and pool deck.

Upon entering, you step into a bright open-plan living room with an open kitchen. It is a pleasant living space with a seamless connection to the rear porch. The kitchen is equipped with a cooking island, including a dishwasher. On the pool side, a folding (accordion-style) door can be fully opened, allowing indoor and outdoor living to blend effortlessly and making the most of island life.

On the right side, a playful hallway provides access to the bedrooms, bathrooms, and guest toilet. The home features 3 bedrooms, with the master bedroom offering an en-suite bathroom and a walk-in closet. This bedroom also has French doors opening towards the pool, creating an added sense of space and privacy. The other two bedrooms at the front share the second bathroom.

Outside, there is a separate laundry/storage room, which also functions as the pump room for the magnesium pool. The concrete pool with pool coating includes a seating area, perfect for enjoying the afternoon sun with a drink.

The backyard features relatively young landscaping and can be further customized to your liking. The garden is finished with white gravel and offers on-site parking via an electrically operated sliding gate.





DETAILS ABOUT THE HOUSE

Unique details:

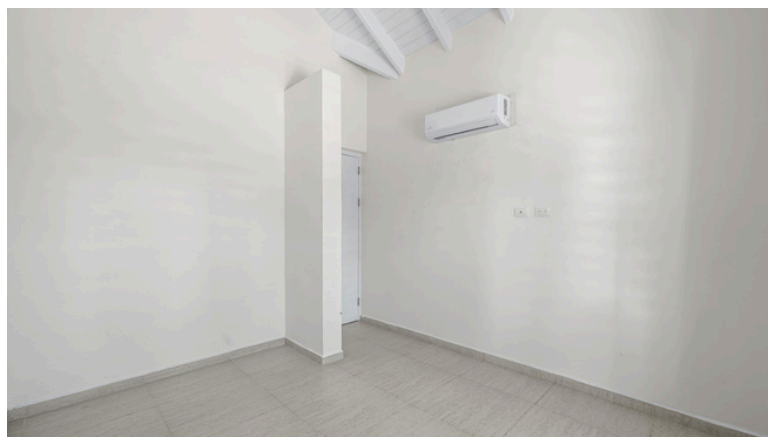
- + Available immediately
- + Magnesium pool
- + Walking distance to Bachelor Beach
- + Spacious corner lot
- + Recently completed

Technical details:

- Lot size leasehold: 9,052 sq ft
- 220 and 110 volt
- House: 1,529 sq.ft
- Covered porch: 301 sq.ft
- Pool deck not covered: 1,092



**walking distance
Bachelor Beach**





Annual costs

Land tax (Grondbelasting)
when property serves as main
residence:

0,345% x value property.

property tax (vastgoedbelasting)

0,91% x value property.

Tax-free: \$ 70,000.-

**No taxes are charged on rental income
on Bonaire.**

Closing costs

**The costs of transfer (closing costs) are for
account of the buyer, unless specifically
mentioned otherwise. These consist of:**

- 5% transfer tax
- Notary costs
- Registration costs cadastry

**Calculate the exact costs on our website:
harbourtownbonaire.com/en/buyers-costs/**