

Harbourtown

REAL ESTATE



Kaya Aleksandrit 23 Santa Barbara

Asking price: **\$ 725,000.-**

(Buyers costs not included)

Description

Spacious detached house with 3 bedrooms, 2 bathrooms on a large plot of as much as 1,224 m² of freehold land. In the garden, there is a large swimming pool with a pool deck.

Layout

The house, with a living area of 175 m², is surrounded by a fully walled and mature garden. Spacious living room with French doors to the terrace that extends across the entire rear side of the house. The kitchen with a bar and high-quality appliances was completely modernized in 2017.

The generous master bedroom (25 m²) is located on the right side of the house. It has an en-suite bathroom and walk-in closet, with French terrace doors opening to the garden.

On the left side of the house, you'll find the two other bedrooms that share a bathroom. One of the bedrooms can be used as, for example, an office space or to accommodate guests or family.

On the right side of the house, there is a large garage (6x6 meters) with a separate entrance on the side of the house, making it easy to convert this garage into a studio or apartment.

To the right of the garage, there is a canopy with a lockable space for storage of all diving equipment. Here, you'll find a large sink and a drying rack.

In the mature garden, there is a 4 by 8-meter swimming pool. The pool is partially surrounded by a pool deck with enough space for multiple sun loungers and a BBQ for a cozy pool party. Additionally, the garden features an observation tower, where you can relax in the breeze with a view over the beautiful garden and the sea.





Details of the house



Harbourtown
REAL ESTATE

Pro's:

- + Cozy livingroom with huge porch
- + Extra large plot of 13,175 sq.ft
- + Fully fenced
- + Freehold land
- + Mature garden and a lot of privacy
- + Swimming pool

Technical details:

- # 2 plots in total 1,224 m2
- # Kitchen renovated in 2016
- # Pool: new poolcoat and tiles in 2017
- # Sun boiler
- # Parking on-site
- # Year of construction: 1994



Detached house
with a lot of privacy







Annual costs

Property tax (Grondbelasting):
0.345% x property value. *When property serves as main residence.*

Property tax (Vastgoedbelasting):
0.91% x property value.
Tax-free t: \$70,000. *When property is a second home.*

No tax is levied on any income from rental.

Closing costs

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

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

Calculate the exact costs on our website:
harbourtownbonaire.com/nl/kopers-kosten/