

EST.  1989

# Harbourtown

REAL ESTATE



**Kaya Turkesa 28**

**Santa Barbara**

Asking price: **\$ 1,475,000.-**

(buyers costs not included)

# Description

This unique country house is located on Kaya Turkesa, nestled on the beautifully green-colored hill of Santa Barbara. The property is built on a 1,603 m<sup>2</sup> plot of private land and features several detached buildings, each with a bedroom, all connected by a shared roof. This distinctive layout creates a cozy and inviting atmosphere. The inventory is included in the asking price.

## Layout

Via the beautiful driveway, which circles the entire house, you arrive at the main building. A steep staircase leads to the front porch, where you can enjoy a fantastic view while dining with family and friends. From the porch, you enter the spacious living room with its high ceiling, creating a bright and airy feel.

The living room features four doors: three lead to the detached buildings, and one provides access to the kitchen. Surrounding the living room are three porches, ensuring a comfortable spot to relax at any time of the day.

From the kitchen, you have access to the utility room, where you'll find an American refrigerator, a wine cooler, a washing machine, and a dryer. On the porch behind the utility room, there is a loft ladder that leads to the office in the roof's apex. This office is equipped with air conditioning, making it a pleasant workspace.

To the front right of the living room, you'll find the master bedroom. This room features a large king-size bed, spacious built-in wardrobes, air conditioning, and a luxurious bathroom. The bedroom also has a separate toilet, while the bathroom includes a rain shower and double sinks. Since this bedroom is located at the front of the property, you'll wake up every morning to the most stunning view on Bonaire.

At the rear right of the property is the second building. On the right side, there is a bedroom with a built-in wardrobe and air conditioning. On the left side of this building, you'll find the third bedroom, which also has a built-in wardrobe but does not include air conditioning.

At the rear left of the property are the final two bedrooms. Both rooms feature air conditioning, built-in wardrobes, and a bathroom with a toilet. To the left of the main building, a spacious magnesium swimming pool has been installed, complete with a renewed AquaBright coating. This pool is square-shaped and slopes down from the stairs, starting at a depth of 60 cm and reaching 150 cm.





# DETAILS OF THE HOUSE

## **Unique aspects:**

- + Detached villa on a spacious plot
- + Lots of privacy
- + Stunning views over Bonaire
- + Quiet and safe neighborhood
- + Well-maintained garden
- + Plenty of space for guests

## **Technische details:**

- Built area: 425 m<sup>2</sup>
- Private land: 1,603 m<sup>2</sup>
- 110v en 220v connections
- Multiple airconditioners



Beautiful country house with stunning views







## Jaarlijkse kosten

**Grondbelasting (hoofdverblijf):**  
0,345% x waarde onroerend goed.

**Bij tweede woning = vastgoedbelasting:**  
0,91% x waarde onroerend goed.

**Belastingvrije voet: \$ 70.000,-.**

**Over de eventuele inkomsten van verhuur wordt geen belasting geheven.**

## Kosten koper

**De kosten van overdracht (sluitingskosten) zijn voor rekening van de koper, tenzij uitdrukkelijk anders vermeld. Deze bestaan uit:**

- 5% overdrachtsbelasting
- Notariskosten
- Registratiekosten kadaster

**Bereken de exacte kosten op onze website:**  
[harbourtownbonaire.com/nl/kopers-kosten/](http://harbourtownbonaire.com/nl/kopers-kosten/)