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# Harbourtown

REAL ESTATE



## Kaya Oniks 3B

### Santa Barbara

Asking price: **\$ 549.000,-**  
(buyers costs not included)

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# Description

Luxury penthouse with panoramic ocean view and Klein Bonaire, part of a complex of four apartments in Santa Barbara. Thanks to its smart layout, the top-floor apartment of 170 m<sup>2</sup> is accessible without stairs. The fully furnished home with 2 bedrooms and 2 bathrooms was completely renovated in 2023.

## Layout

Upon entering, you step into the L-shaped hallway leading to the spacious living room and open kitchen. To the right is the second bedroom with an en-suite bathroom. Directly at the entrance, there is a separate guest toilet. The bright and spacious living room offers spectacular views of the ocean, the salt mountains, Kralendijk, and Klein Bonaire.

The modern open kitchen (2023) features a marble countertop, a large oven with a five-burner induction cooktop, a dishwasher, ample cabinet space, and a stylish wine cooler.

The master bedroom boasts a luxurious en-suite bathroom. This bathroom, also renovated in 2023, is fully finished with polished cement and equipped with a rain shower, exclusive Onyx sinks, and Grohe faucets.

The terrace doors (pocket doors), which slide fully into the wall, seamlessly connect the indoor and outdoor spaces. Step directly onto the spacious porch, where you can enjoy breathtaking ocean views from the dining table. Or relax on the comfortable lounge sofa and admire the sunset. The porch also has two ceiling fans for extra breeze.

A staircase from the terrace leads to the communal garden with a swimming pool, which was completely renovated in 2025. There are four designated parking spaces for owners and one visitor parking space on the property at the street side.

This beautifully located penthouse on the Santa Barbara hill offers exceptional privacy and stunning views.





# DETAILS ABOUT THE HOUSE

## Pro's:

- ✓ Ocean view
- ✓ Fully furnished
- ✓ Spacious living room and porch
- ✓ Swimming pool
- ✓ Renovations completed in 2023
- ✓ 9 solar panels

## Technische details:

- Living area: 170 m<sup>2</sup> ( 1830 sq.ft.)
- Lease hold land: 1/4 of the community (2000 m<sup>2</sup>) (21528 sq.ft.)
- 110v en 220v connections



*Ocean view Penthouse*





## Annual costs

Land tax (Grondbelasting)  
when property serves as main residence:  
 $0,345\% \times \text{value property}$ .

Property tax (vastgoedbelasting)  
when property is second home:  
 $0,91\% \times \text{value property}$ .  
Tax-free: \$ 70,000.-

No taxes are charged on rental income.

## 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/](http://harbourtownbonaire.com/en/buyers-costs/)