

Harbourtown

REAL ESTATE



SeaSide Apartment 104

Kralendijk

Asking price: **\$ 295,000.-**
Excluding buyers costs

Description

This single-level residence features 1 bedroom, 1 bathroom, a bright living room with an open kitchen, and a terrace.

Layout

The ground floor of Seaside Apartments is accessible via a half-flight of stairs or by elevator. A gallery at the front provides access to the compact apartment.

A hallway past the bedroom and bathroom leads to the living room with an open kitchen. The unit features a natural stone floor. The kitchen includes wooden cabinet fronts, a composite countertop, and a freestanding American refrigerator.

The living room has two sliding doors opening onto the terrace, which borders the pool deck. This also provides an open view from the living room, especially since the pool is situated on the left side of the complex. Residents of Seaside Apartments have direct access to the boulevard and the ocean.

The bedroom is not large, but spacious enough for a king-size bed and has built-in closets. The adjacent bathroom, like the kitchen, features wooden fronts. It also includes a wall-mounted toilet, a single sink, and a shower screen.

The apartment is furnished and currently rented out for the medium term. On the street side, the apartment has its own parking space. The complex also includes a communal laundry room in the basement.





DETAILS ABOUT THE HOUSE

Unique details:

- + Direct access to the sea
- + 1 Bedroom + 1 Bathroom
- + Communal swimming pool
- + Furnished
- + Communal laundry room
- + Walking distance center
- + Freehold ownership
- + Short-term rental allowed
- + Private Parking No. 35 Included

Technical details:

- Living area: 46 m² (495 sq ft.)
- Balcony: 12 m² (129 sq ft.)
- 110V + 220V outlets
- HOA - fee: 260,43 \$/ month





Annual Costs

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

0,345% x value property.

Property tax (vastgoedbelasting)
when property is second home:

0,91% x 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/