

Harbourtown

REAL ESTATE



SeaSide Apartment 106

Kralendijk

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

Description

This two-level property includes a ground floor and a basement. It features a living room with garden access, three bedrooms, and two bathrooms. From the front side of the complex, there is direct access to the communal swimming pool.

Layout

The apartment is located in the left-side building of the complex, on the town center side. Due to the almost oval shape of this building, the unit has an elongated layout. A few steps up from the street lead to the entrance of the apartment.

Upon entering, you step into the open kitchen, followed by the living room which connects to a private garden. The bedroom is equipped with built-in wardrobes and air conditioning.

The bathroom includes a shower, toilet, and sink. A staircase leads down to the basement level, where you'll find a spacious bedroom with an en-suite bathroom. A third bedroom is also present, all bedrooms are equipped with air conditioning.

Access to the basement is via an internal staircase.

SeaSide Apartment 106 includes private parking spot number 37 at the street side of the complex.





DETAILS ABOUT THE HOUSE

Unique details:

- + Fully furnished
- + Communal swimming pool
- + Strong rental potential
- + Centrally located
- + Three bedrooms, two bathrooms
- + Private parking space
- + Private garden

Technical details:

- Share in the HOA: 2530/53780e
- HOA-fee: \$360.14
- Apartment size: 78 m2
- 110V and 220V outlets



*Great investment
opportunity*





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/