FOR SALE

Cherry Tree Road - building lot with views of Boven National

Cherry Tree Road, St. Eustatius

US$ 158,500
Asking price
Buyers costs

△ 3170 m²

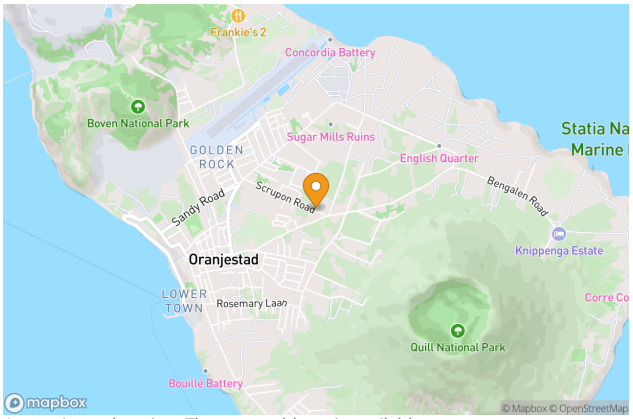
⌂ Land

Specifications

Neighbourhood	St. Eustatius
Address	Cherry Tree Road
Land	Freehold
Total ground area	3170 m²

Highlights

- Spectacular views toward Boven National Park
- Atlantic Ocean views to the northeast
- Less than 200 meters from power and water
- Cleared of bush in 2024
- Slightly sloping, near-square lot
- Rural setting



Approximate location. The exact address is available on request.

Description

This 3170 m2 plot is located in the Cherry Tree district, bordering Hearty on St. Eustatius. It is a few minutes' drive northeast of the town center, via the paved public Schrupon Road towards the foot of the Quill volcano and the unpaved Catherine A. Berkel Road.

Set among undeveloped lots in the higher part of the young residential area of Cherry Tree, the land lies at approximately 95 meters above sea level, while the town center is at 50 mtr. The position provides views towards Boven National Park in the northwest and the Atlantic Ocean in the northeast.

The plot is close to square in shape and only slightly sloping. It is accessible from the west via an unpaved path, with official boundaries marked although the property is not fenced. The power and water grid is less than 200 meters away, and the lot was cleared of bush in 2024.

The property is registered at the Land Registry Office under number 18/1969.

Ownership and zoning

Registered at the Land Registry Office with numbers 18/1969.

Costs and conditions

Ground tax (annually): 0% of the value (1st residence), or Property tax (annually): 0.7% of the value (2nd residence).

Buyers Costs consist of (one-off): 5% transfer tax, approx. 2 notary costs and costs of Land Registry at the office of Kadaster depending on purchase price.

Photographs

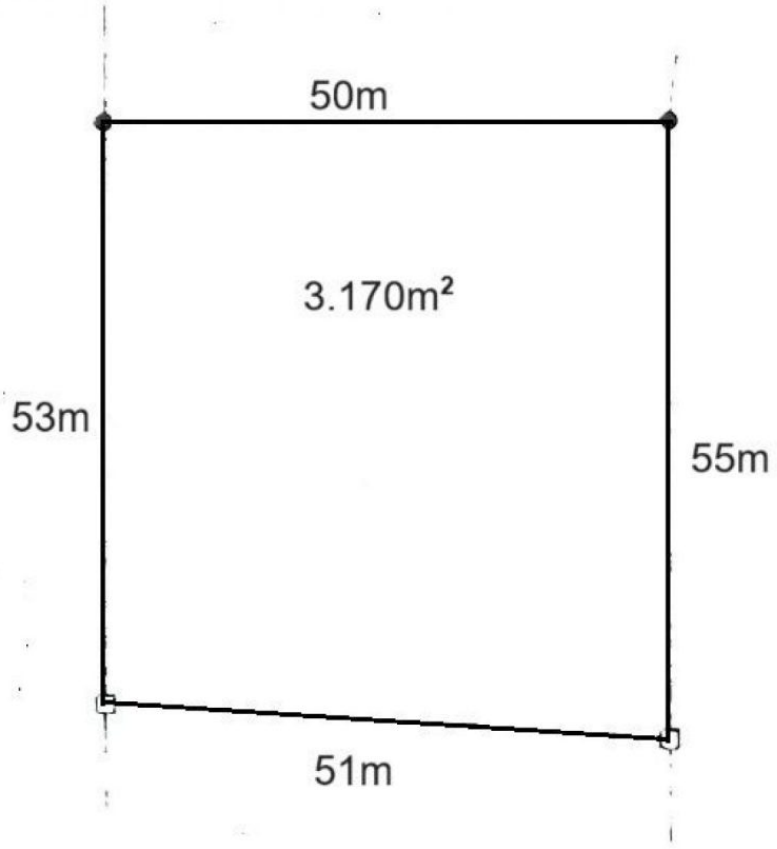
SCHRUPON ROAD
CAROLINE A.BERKEL ROAD

Photo: Leontine Durby

Photo Leonnie Duijn

Photo: Leontine Durby

Boven
National Park
Saint
Eustatius
Quill
National Park
The Quill
601 m


50m
3.170m²
53m
55m
51m

Interested in this property?

Our team is on Bonaire and will arrange a viewing or answer any question about this property.

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