Sunbelt Realty



FOR SALE

Seru Blenchi 35

Seru Blenchi · Bonaire

Seru Blenchi 35 brings a newly built detached home to Bonaire's gently rolling, green and historic setting, where modern...

US$ 691,000

Fixed price
Exempt from transfer tax - only 1.5% buyer's costs

- 3 bedrooms
- 2.5 bathrooms
- 166 m² living
- 1206 m² plot
- Home

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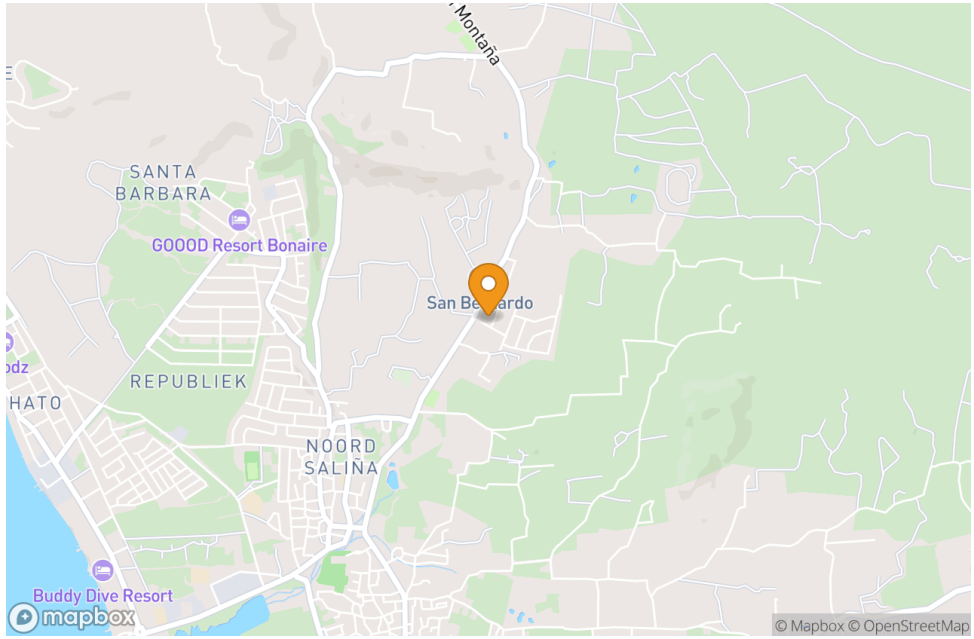
THE HIGHLIGHTS

What makes it special

- 1,206 m² of freehold land, one of the larger plots within Seru Blenchi
- Exceptionally spacious, continuous backyard with flexible landscaping possibilities
- 166 m² detached new-build home along the outer edge of the development
- Three bedrooms, two bathrooms and a separate guest toilet
- Choice of three interior concepts with finished indoor spaces
- Levelled and fully enclosed garden, with pool, carport and storage available as optional extras

The location

Seru Blenchi · Bonaire



Approximate location. The exact address is available on request.

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THE HOME

Seru Blenchi 35 – Detached new-build home with spacious backyard

Situated along the outer edge of the Seru Blenchi residential development, Seru Blenchi 35 occupies a generous 1,206 m² freehold plot, one of the larger plots within the project. With 166 m² of living space and a particularly spacious backyard, this detached home offers considerably more room for outdoor living than many other properties within Seru Blenchi.

The home features a living room with a modern kitchen, three air-conditioned bedrooms, two bathrooms and a separate guest toilet. The delivery includes finished floors and walls, a hot-water supply and the necessary technical installations. Buyers can choose from three interior concepts: Beach Look, Hout Look Long Island and Cosmopolitan. Air conditioning in the living room is available as an optional upgrade.

Positioned relatively close to the road-facing side of the plot, the home leaves a substantial, continuous garden area at the rear. There is ample space for a generous outdoor dining area, several lounge areas and tropical landscaping. A private swimming pool, carport and outdoor storage room are available as optional additions. The garden will be delivered levelled and fully enclosed, allowing buyers to complete the landscaping according to their preferences.

The home at a glance

Neighbourhood	Seru Blenchi
Address	Seru Blenchi 35
Land	Freehold
Bedrooms	3
Bathrooms	2.5
Total living area	166 m²
Total ground area	1206 m²
Year built	2026
Maintenance status	Nieuwbouw

Seru Blenchi is developed by Roosdom Tijhuis Bonaire and designed by EVE Architecten. The development is located next to Bona Bista and Pure36. The plot falls under Woongebied I zoning, which permits rentals for periods longer than three months. The water and electrical installations will undergo WEB inspection. An optional furnishing package is available through Wire Interiors Bonaire. Explore the online moodboard for inspiration.

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GOOD TO KNOW

The practical details

Layout

At Seru Blenchi 35 on Bonaire, the home has a living room and a modern kitchen. The living room can optionally be fitted with air conditioning.

There are three bedrooms, each with air conditioning, and 2.5 bathrooms. Cement screed is used on the ground floor, with ceramic tiles on the upper floor.

Outside, the garden is levelled and fully enclosed, with a traditional Bonairean wall at the front and natural fencing along the sides. The plot measures 1206 m^2.

Technical specifications

- Construction method: solid prefab aerated concrete structure, suited to the Caribbean climate; extensions such as storage and carport/garage in concrete block.
- Roofing: pitched roofs with durable corrugated sheets in roof-tile profile (anthracite grey) and flat roofs with high-quality roofing.
- Floors: cement screed in a modern grey tone on the ground floor, ceramic tiles on the upper floor, and a finished concrete floor in the storage room.
- Facades: smoothly plastered and painted in carefully selected natural colors, harmonizing with the Bonairean surroundings.
- Frames and doors: aluminum profiles, powder-coated in grey tones, fitted with sun-reflective glass and insect screens on tilt-and-turn windows.
- Garden and fencing: garden leveled and fully enclosed with a traditional Bonairean wall at the front and natural fencing along the sides.

Disclaimer:

1. *This project is still under development. The information and images (including the site plan) are indicative and no rights can be derived from them.*
2. *The living area measurement is based on the net indoor space plus covered outdoor areas, such as, where applicable, a veranda, covered terrace, or external storage room. Not included are a wooden iroko carport and/or an uncovered sun terrace around the pool.*

GOOD TO KNOW

The practical details

Ownership and zoning

This villa is designated for residential use. Within the home, you are allowed to practice a profession or run a small business, provided this remains subordinate to the primary residential function. A maximum of 30% of the home or 50 m^2 (whichever is less) may be used for this purpose.
Rental is permitted, provided the rental period is longer than 3 months.

- Link to zoning map with marking: Zoning map
- Link to zoning description: Designation "Residential I" (only available in Dutch)

Costs and conditions

Ground tax (annually): 0.345% of the value (1st residence), or Property tax (annually): 0.91% of the value (2nd residence).

Including a share in the joint access road.

My notes

Ideas, questions and impressions from your viewing.

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THE PHOTO GALLERY

Outdoor living & surroundings


Aerial view of construction


Stone wall


Monument and surroundings


House exterior


House under construction

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THE PHOTO GALLERY

Photographs









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SEE IT FOR YOURSELF

Experience it for yourself

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

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View the property online

sunbeltbonaire.com/en/for-sale/seru-blenchi-35-detached-new-build-home-with-spacious-backyard

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