

FOR SALE

Statia C-2 | 2,690 m² freehold lot with wide views over island and Ocean

Statia C-2, St. Eustatius

US$ 100,000
/ US$ 37.- per m²
Buyers Costs



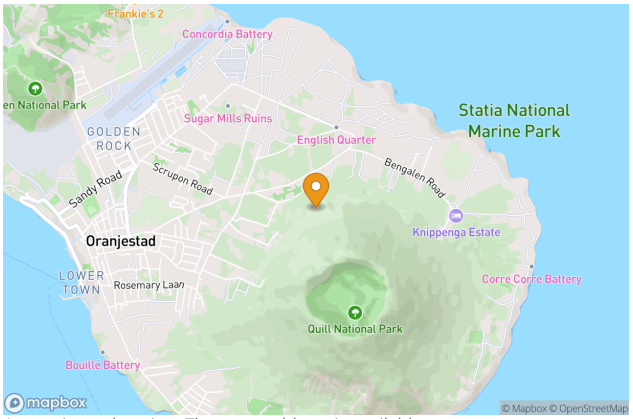
△ 2690 m² ⌂ Land

Specifications

Neighbourhood	St. Eustatius
Address	Statia C-2
Land	Freehold
Total ground area	2690 m²

Highlights

- Views across the entire island
- Clear-day views of Saba and St. Maarten
- 5 minutes from Oranjestad and airport
- Island transfer tax is 5%
- Sea view



Approximate location. The exact address is available on request.



Description

This 2,690 m² building lot is located in Mountain Piece, St. Eustatius, surrounded by tropical vegetation and trees. Views extend across the island and the Caribbean Sea, with Saba and St. Maarten visible on clear days.

The location combines a natural setting with access to central Oranjestad and the airport, both approximately five minutes away by car. The size of the property allows the home, outdoor areas and overall site layout to be considered as one design.

Any development remains subject to applicable planning regulations and required permits. Electricity is about 450 meters from the lot, and the land is freehold.

The property is registered at the Land Registry Office under number C-19-114. The island's transfer tax, ABB, is 5%.

Technical specifications

- Electricity is about 450 meters away from the lot.

Ownership and zoning

Registered at the Land Registry Office with numbers C-19-114.

Costs and conditions

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

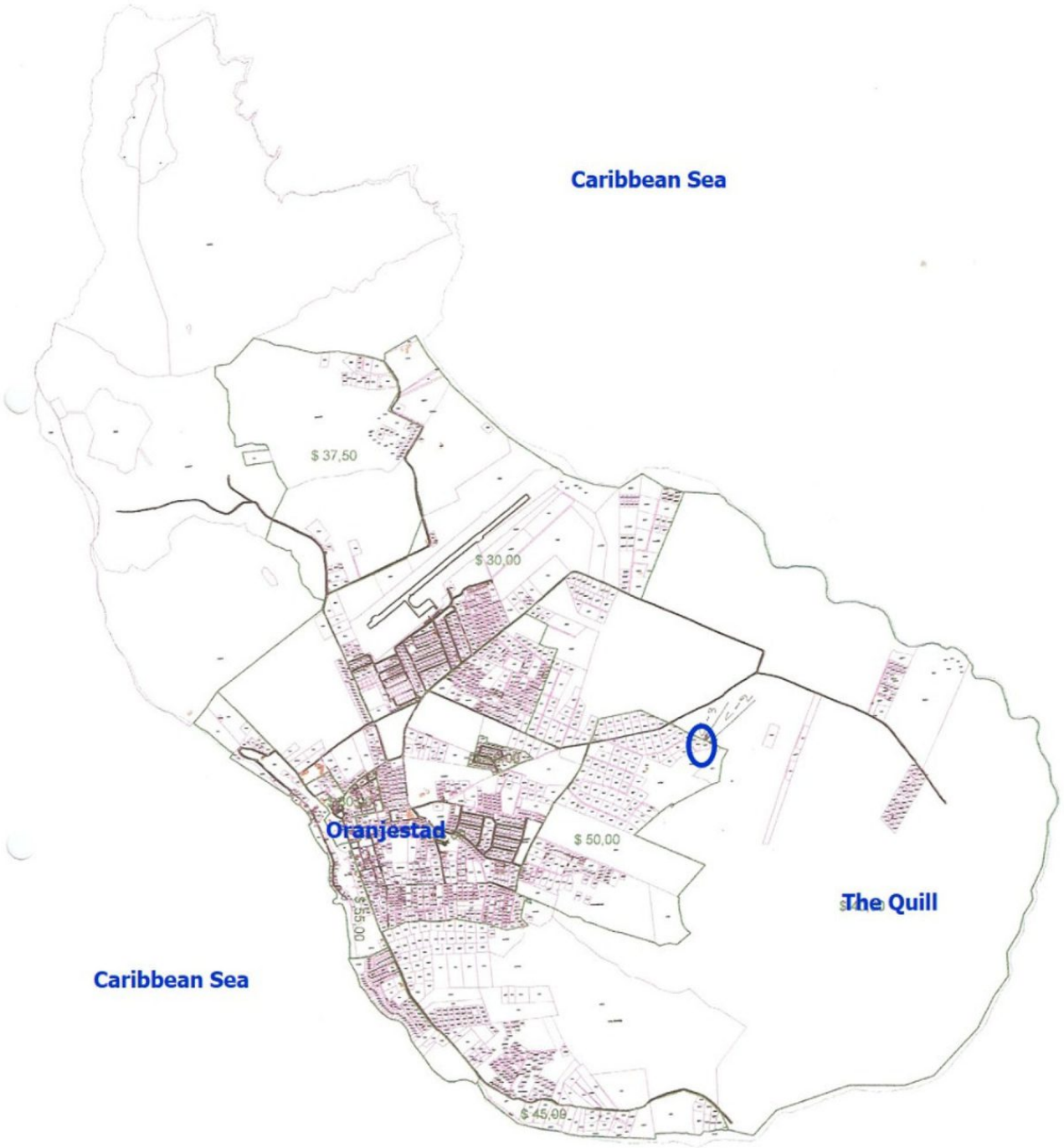
Buyers Costs consist of (one-off): 5% transfer tax, approx. 2% notary costs and costs of Land Registry at the office of Kadaster depending on purchase price.

Photographs








Caribbean Sea
$ 37,50
$ 30,00
Oranjestad
$ 50,00
The Quill
Caribbean Sea
$ 45,00

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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