



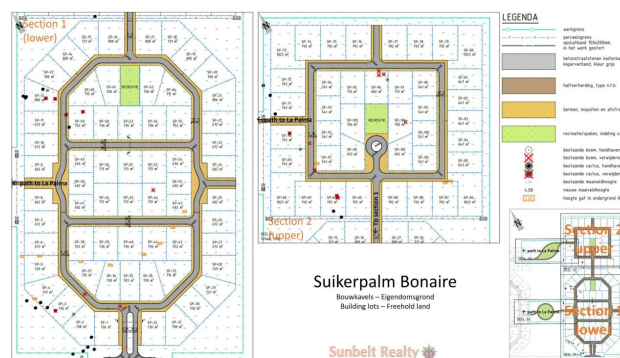
FOR SALE

## Suikerpalm 38 - building lot bordering undeveloped land

Suikerpalm 38, Suikerpalm

**US\$ 198,500**

Asking price · Buyers Costs



△ 752 m2

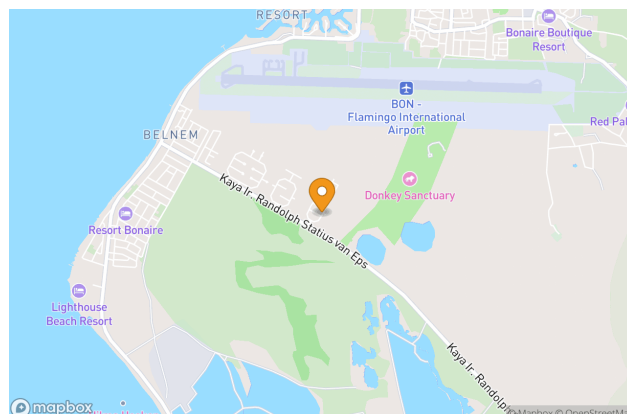
🏠 Land

## Specifications

|                   |               |
|-------------------|---------------|
| Neighbourhood     | Suikerpalm    |
| Address           | Suikerpalm 38 |
| Land              | Freehold      |
| Total ground area | 752 m2        |

### Features

New construction



Approximate location. The exact address is available on request.



## Description

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Lot 38 is located at the inner ring of the Suikerpalm allotment. The location of this lot is adjacent to an undeveloped zone next to La Palma. With only a 5 minute drive to the Sorobon area to the east and only a 2 minute drive to the nearest beach 'Bachelor Beach' to the west this allotmentplan is located in between the most beautiful coastal areas of Bonaire. The center of Kralendijk is only a 10-minute drive away.

At Suikerpalm, the roads are paved and utilities installed underground. The location offers not only tranquility and serenity, but also easy access to local amenities, restaurants, and the unique culture of Bonaire. Whether you're a fan of water sports, diving, or simply want to relax on the beautiful beaches, this building plot brings island life within reach.no building obligation,

- close to popular beaches and the Caribbean Sea,
- build your own dream home,
- water and electricity connections available and roads are paved,
- accessibility: good, only 10 minutes to the center of Kralendijk,
- location: adjacent to an undeveloped zone next to La Palma.

[Click here for all available plots at Suikerpalm](#)

## Layout

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Lot 38 is located in the inner ring of the Suikerpalm allotment, adjacent to an undeveloped zone next to La Palma. The plot has an area of 752 m<sup>2</sup> and is intended for new construction, with no building obligation.

At Suikerpalm, the roads are paved and water and electricity connections are available underground. The lot is a 2 minute drive from Bachelor Beach, a 5 minute drive from the Sorobon area, and only 10 minutes from the center of Kralendijk. The maximum building percentage is 40%, the maximum building height is 6 m, and the maximum gutter height is 4 m.

## Technical specifications

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- link to zoning description: [zoning "Woongebied II"](#)
- download special conditions: [further special terms and conditions for Suikerpalm.pdf](#)
- maximum building percentage (%): 40
- maximum building height (m): 6
- maximum gutter height (m): 4

## Ownership and zoning

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Registered at the Land Registry Office Kadaster as division 4, section H, number 865.

## Costs and conditions

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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.

Association of owners of roads and facilities Suikerpalm - Annual contribution per plot is USD 200.00.

## Photographs

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## Interested in this property?

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

### **Sunbelt Realty Bonaire**

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