Sunbelt Realty



FOR SALE

Upper Round Hill 31/1992

Round Hill · Bonaire

Discover this spacious 3,596 m² freehold building lot in the peaceful Round Hill District on St. Eustatius.

US$ 107,880

Asking price
Buyers costs

△ 3596 m² plot

⌂ Land

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THE HIGHLIGHTS

What makes it special

- Located in the peaceful Round Hill District
- Sea views and lush surroundings near The Quill
- Accessible via two different routes
- Electricity infrastructure in close proximity

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THE HOME

Upper Round Hill 31/1992 - Spacious 3,596 m² building lot with sea views in Upper Round Hill on St. Eustatius

Located in the peaceful Round Hill District on St. Eustatius, this spacious 3,596 m² freehold building lot offers beautiful views of the sea and the lush surroundings near The Quill. The property provides an attractive setting for building a private villa.

The home at a glance

Neighbourhood	Round Hill
Total ground area	3596 m²

The lot, cadastrally registered as Upper Round Hill 31/1992, is situated along Road to Upper Round Hill and offers ample space to create a home with a generous garden and outdoor terraces. The property is one of three adjoining lots and can be purchased individually or together with the neighboring parcels. The property is accessible via Welfare Road and the unpaved Road to Upper Round Hill, or alternatively via Road to English Quarter (Big Stone) and Peru Road. Electricity infrastructure is located in close proximity to the property, although a connection has not yet been established.

The surrounding area is characterized by the lush, volcanic landscape of The Quill, adding to the natural charm of this location. Its elevated position and generous size make this property an appealing opportunity for those looking to acquire a building lot on St. Eustatius. Any future development plans must comply with applicable local building regulations and permit requirements.

Certain building restrictions apply to this property. Please feel free to contact us for further details about the additional planning regulations.

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GOOD TO KNOW

The practical details

Ownership and zoning

Registered at the Land Registry Office with numbers 31/1992.

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.

My notes

Ideas, questions and impressions from your viewing.

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THE PHOTO GALLERY

Outdoor living & surroundings



Overgrown land



Overgrown land



Overgrown land



Wooded land



Path through vegetation

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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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info@sunbeltbonaire.com

View the property online

sunbeltbonaire.com/en/for-sale/upper-round-hill-311992-spacious-3596-m2-building-lot-with-sea-views-in-upper-round-hill-on-st-eustatius

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