



## **Fair Play, St. Eustatius**

**US\$ 132,000 Asking price**

Buyers costs

St. Eustatius

## Real Estate information

Neighborhood	St. Eustatius
Address	Fair Play
Freehold Land	
Rural living	
Total ground area	45,144 / 4.194 sq.ft./m2



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.

Registered at the Land Registry Office with numbers 40/2006 and 41/2006.



## Features

Located in the eastern part of St. Eustatius, these two building lots each measure 2,097 m<sup>2</sup>. Also available for individual sale! The lots are situated in the Fair Play district, near Cherry Tree, in a quiet area with little development so far. The J.W. Biesheuvelweg and the road to Lynch are expected to be fully renovated in the near future.

The properties are directly adjacent, equal in size and shape, and partially fenced. The location offers magnificent views of the Quill volcano, the Atlantic Ocean, and Boven National Park.

- Lots available individually
- Each lot: 2,097 m<sup>2</sup> / USD 66,000 buyer's costs
- building design and request for building permit available upon request
- building has 2 bedrooms, 2 bathrooms and double garage;
- electricity available next to plot.











