



Kaya Kitara 5A, Nikiboko

US\$ 195,000 Asking price

Buyers Costs

Nikiboko - 1,098 / 102 sq.ft./m2 - 1 Bedrooms - 1 Baths

Real Estate information

Neighborhood	Nikiboko
Address	Kaya Kitara 5A
Freehold Land	
Bedrooms	1
Bathrooms	1
Air Conditioning in bedrooms	
Air Conditioning in living room	
Total living area	1,098 / 102 sq.ft./m2
Total ground area	1,884 / 175 sq.ft./m2
Maintenance status	good



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. 1.5% notary costs and costs of Land Registry at the office of Kadaster depending on purchase price.

Registered at the Land Registry Office Kadaster, number 4-G-4189.



Features

Are you looking for an ideal home for yourself or your small family? This semi-detached house in the popular Nikiboko neighborhood offers everything you need! Perfect for starters or small families who want to enjoy comfort, a central location, and proximity to restaurants, bars, shops, and local eateries.

Kaya Kitara 5A has 1 spacious bedroom, 1 bathroom, and a very spacious living room with open kitchen. In the backyard, there is a detached space that can be used as a storage or workspace. At the front of the house, you'll find a small front garden with artificial grass and a white metal fence. The covered driveway offers on-site parking. This house offers the perfect combination of comfortable living, a convenient location and a relaxed island life on Bonaire. Don't miss this unique opportunity to own your own piece of paradise on Bonaire, whether as a starter or with your small family.

- centrally located house, ideal for starters or small families,
- very spacious living room with open kitchen,
- small front garden with covered driveway and parking,
- only 5 minutes by car to the center of Kralendijk,
- gable roof with corrugated iron,
- ceramic floor tiles throughout the house,
- aluminum frames with aluminum shutters / and also wooden frames.



Layout

Entrance at the front of the house, living room, kitchen, bathroom 1/laundry room, bedroom 1, and storage space, accessible from the hallway. Access to the backyard from the back door where there is a detached stone storage shed.

Technical specifications

- 110 and 220 Volt,
- electric hot water supply in bathroom.

Living area is based on net indoor space plus covered outdoor space.

Zoning plan

Extract from Ruimtelijk Ontwikkelingsplan Bonaire (zoning plan)

Link to zoning plan map: [map](#)

Link to zoning description: [Zoning "Woongebied I"](#)

