



## **Suikerpalm 28 & Model 3, Suikerpalm**

**US\$ 513,699 Plot & Construction Costs**

Including buyers costs and taxes.

Suikerpalm - 1,722 / 160 sq.ft./m2 - 2 Bedrooms - 1.5 Baths

## Real Estate information

Neighborhood	Suikerpalm
Address	Suikerpalm 28 & Model 3
Freehold Land	
Bedrooms	2
Bathrooms	1.5
New construction	
Total living area	1,722 / 160 sq.ft./m2
Total ground area	7,847 / 729 sq.ft./m2
Maintenance status	New construction



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. For new construction an investment exemption from real estate tax on the investment (not on the value of the plot) can be requested for a period of 5 years at the Tax Authorities of Caribisch Nederland.

Registered at the Land Registry Office Kadaster as division 4, section H, number 839.



## New construction on Bonaire with professional guidance

Are you looking for the perfect combination of a modern and Antillean look? We proudly present our new to be built luxury model home 3 with 2 bedrooms, 1.5 bathrooms, a spacious covered terrace and the possibility to add a refreshing swimming pool according to your wishes. This home is designed with an eye for detail and maximum comfort. A design by [Okhuijsen Bonaire](#) with the possibility to make small adjustments and changes to the layout.

### Location

Lot 1 is located at the outer ring of the Suikerpalm allotment. The location of this lot is adjacent to an undeveloped zone between La Palma and the Donkey Sanctuary. 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 allotment plan is located in between the most beautiful coastal areas of Bonaire. The center of Kralendijk is only a 10-minute drive away.

### Including construction supervision

The model home is offered to you by Sunbelt Realty. This purchase of a model home includes full supervision during the construction process by Holland Realty. A strategic collaboration between two companies on Bonaire. This not only guarantees a professional realization, but also offers possibilities of adding your own wishes and needs to the design. From design, construction supervision, transfer and after care service.

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





## Lay out

Through the entrance to hall with separate guest toilet. Adjacent to the hall the living room with open kitchen, master bedroom, bathroom 1 and bedroom 2. An indoor storage is located near the kitchen and there is a second storage at the side of the house, accessible from the outside. From the living room to the covered terrace at the back of the house.

## Costs specifications

The construction costs cover the complete home, excluding furnishings. Please ask us for a detailed breakdown of costs and specifications. A technical description of the home is available upon request.

### Summary:

Purchase price of the plot, including all costs: USD 211,179,80

\*including buyer's costs, including measurement and layout costs.

Construction costs of the home, including ABB: USD 302,520,01

\*including design costs, construction costs and provisional sums.

Total purchase price of the plot & construction costs: USD 513,699,81

## Swimming pool and garden (Optional)

You have the option to add a swimming pool to your design, with costs depending on the specific layout. Feel free to inquire about our modular designs and price estimates.

Additionally, for an extra fee, we can provide landscaping, shaded pergolas, solar panels, and paving for driveways and garden paths. Make this home a unique reflection of your personal style and preferences.

## Zoning plan and further regulations

- link to zoning description: [zoning "Woongebied II"](#)
- download special conditions: [further special terms and conditions for Suikerpalm.pdf](#)

