



## **Wamari 15, Lagoen**

**US\$ 525,000 Asking price**

Buyers Costs

Lagoen - 2,443 / 227 sq.ft./m2 - 3 Bedrooms - 2 Baths



## Real Estate information

Neighborhood	Lagoon
Address	Wamari 15
Long Lease Land	
Bedrooms	3
Bathrooms	2
Rural living	
Garage	
Total living area	2,443 / 227 sq.ft./m2
Total ground area	9,698 / 901 sq.ft./m2
Construction date	2020
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. 2% notary costs and costs of Land Registry at the office of Kadaster depending on purchase price.

Registered at the Land Registry Office  
Kadaster, number 5-C-181



## Features

Located less than a 12-minute drive from the bustling center of Kralendijk, this unique family home offers peace, space, and nature. Situated on a hill, the house features three bedrooms, two bathrooms, and a laundry room. Outside, you'll find an additional toilet and a spacious workshop made from two 40ft containers, complete with a generous covered area.

This off-grid property includes a connection to the public drinking water network (WEB), and with 18 solar panels, batteries, and a 12 KVA generator, you'll never be without electricity.

The Wamari area is known for its hills covered with cacti and native trees, regularly visited by local birds such as prikichis and loras. Several hiking trails nearby offer perfect opportunities for a peaceful morning walk. Thanks to the untouched natural surroundings, the refreshing trade winds are uninterrupted by buildings.

- Family home surrounded by nature,
- Three bedrooms and two bathrooms,
- Off-grid living with public drinking water via WEB,
- 18 solar panels and 12 KVA battery system,
- 12 KVA generator,
- Just 12 minutes by car to downtown Kralendijk,
- Floors finished with ceramic tiles,
- Aluminum window frames, partly fitted with glass shutters and insect screens.

Interested and want to know more? Contact us today for more information or schedule a viewing right away!



## Technical specifications

- 110 & 220 Volts
- 18 solar panels and 12 KVA batteries
- generator 12 KVA
- 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 with marker: [Map](#)

Link to zoning description: [Zoning "Agrarisch-Kunuku"](#)





