



CARAIBES-PROPERTY

ST. MAARTEN



Property Pelican Key - n. 8 unit

There are only 8 units left in total, from one bedroom to three bedrooms from 90/100 square meters to 180 square meters each, with private parking on the patio adjacent to the entrance to the housing unit. A central garden and a swimming pool area. This is a good income property and is always fully rented. Year of construction 2012. If desired, 3 additional units are available. Just reduced and currently getting a 6% ROI based on asking price, whilst currently rented long term; This property can produce a 12% to 15% ROI on short-term vacation rentals. It is possible to manage a mixed rental to achieve an ROI of 10%. Now is the time to invest in St Maarten, don't miss the opportunity.

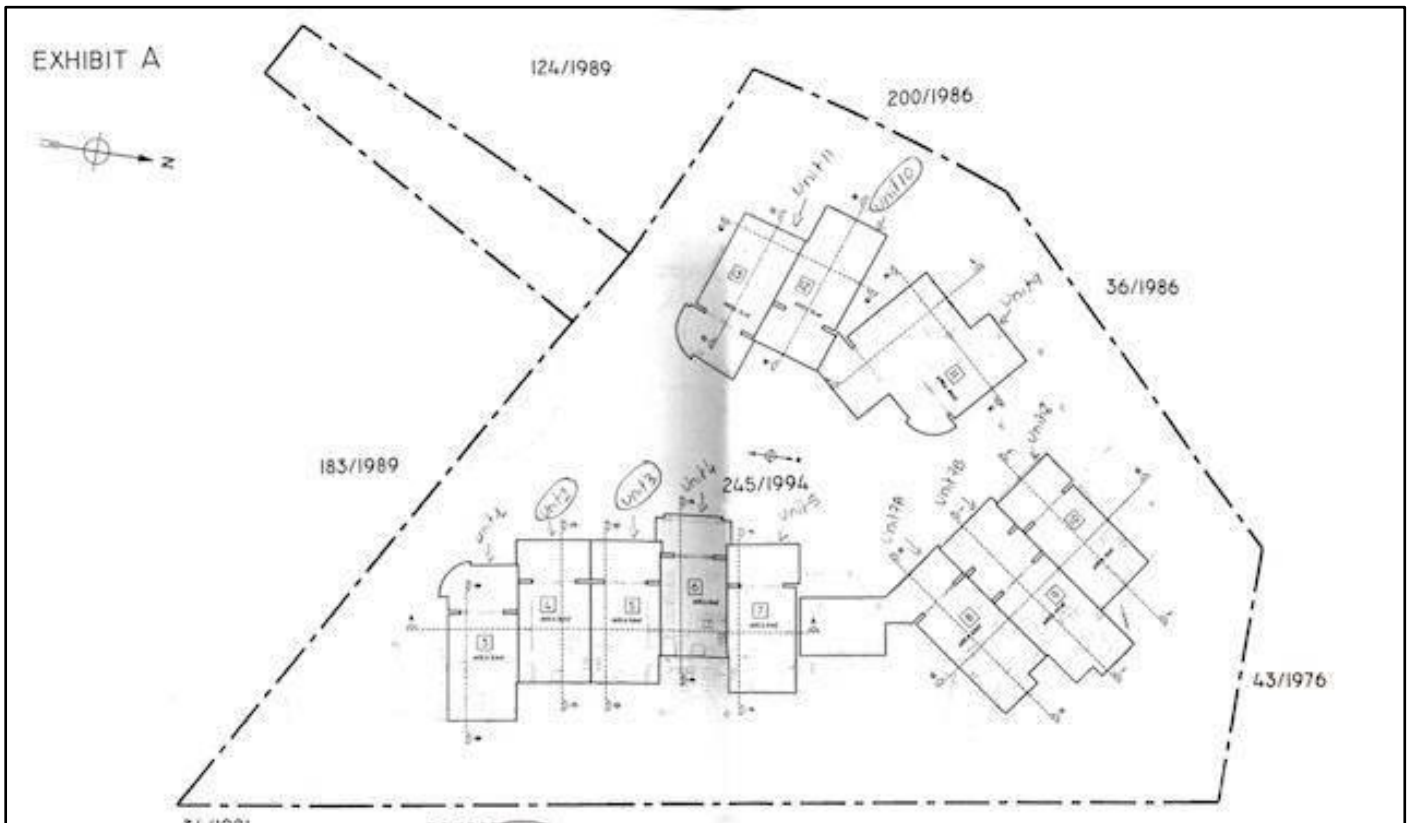
- 15 bedrooms
- 10 bathrooms
- Lot size 0,593 ac
- Closed residential parking

Ref.0995 For sale n.8 unit **Prezzo in dollari \$ 3.000.000 (USD)** Including Agency fees.

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Blue Pelican 1 Bedroom Units, Pelican Key, Sint Maarten

For Sale **\$315,000 USD** • 1 bed • 1 bath • Residential
Property Summary for Blue Pelican 1 Bedroom Units, Year Built 2012

Description for Blue Pelican 1 bedroom unit

"Blue Pelican 1 Bedroom Units". Modern 1 bedroom, 1 bath townhomes in a gated community, in the heart of Pelican Key, close to the beach and nightlife. HOA fees \$317 - \$369 per month. Prices start from \$315,000 - \$390,000

Blue Pelican 1 Bedroom Unit Features

The lot includes a fenced community patio with electric iron entrance gate, a garden area and communal swimming pool (external finish of the swimming pool in mosaic).

Reinforced concrete structure, internal and external tile flooring.

Unit fully furnished in its entirety, including balcony.

Air conditioning and ceiling fan.

Property tax 0%. Capital gains tax 0%.

Property transfer tax of 4% and notary fees of 1.5%.

2 months security deposit for rentals.