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CENTURY 21 Island Realty, Airport Road Unit# 34 A, Opposite Banco Di Caribe, Sint Maarten

Almond Grove Estate - 5 Bedroom Double Home

Almond Grove Sint Maarten

MLS# 1145244

Single Family Homes

450,000



District/Area: Almond Grove
Region/Country: Sint Maarten
Prop.Type: Single Family Homes
Prop.View: Hillside
Beds: 5
Baths: 5.0
Living Space: 1 m²
Land Area: 1 m²
Class: Residential

Features and Amenities

Condition

Some Renovations Needed
 Out-of-date

Patio - Deck - Porch

Porch
 Veranda

Outdoor Features

Landscaped
 Garden
 Trees

Near By

School(s)
 Shopping
 Golf Course
 Fitness Center
 Tennis Courts
 High School
 Commercial Activities
 Bicycle path
 Restaurants
 Casino(s)
 Marina

Yard / Landscaping

Yard
 Low Maintenance

Remarks

Double Villa - Almond Grove Estate - 5 Bedroom Property

Previously operated as a Doctor's Surgery with a home. An interesting property for the intelligent real

estate investor. Five large bedrooms and built as two separate properties: a three-bedroom villa and a two-bedroom apartment.

The property is built on a land with a slight slope as a single storey building. The home is built in concrete with a zinc roof. The property has multiple access points and a shared central veranda.

The intention was rental income and it worked perfectly for the existing owners who operated one side as a commercial property and the other as a residential. This is the ONLY property in this prestigious estate that is permitted to hold a commercial business.

Total rental income of USD4500 per month can be achieved in this location in the current property condition.

There is an obvious need for some internal cosmetic upgrade, however, the external structure itself is in good condition.

Call me today to arrange a viewing and really appreciate this property for what it is.

We consider this property undervalued. Most properties in Almond Grove Estate are upwards of USD1,000,000.