



TITRE borne 474m GARANTIE HABITATION

\$73,000

**FOR SALE IN AMBARO, MADAGASCAR USD
73,000**

<https://clubproperty.com>

- 2 beds
- 1 bath
- Sale

+261 38 23 974 80 WhatsApp Price: €62,000 A brand new detached house, situated on a 474 m² plot in Minapingo, Nosy Be (Land Title), is for sale. This brand new, move-in ready house, built with high-quality materials, sits on a 474 m² plot. With a total living area of 61 m², it comprises two bright rooms with bay windows, a large kitchen/living room, and two spacious terraces, ideal for relaxation. High-end finishes complete this property. Key Property Features: • Complete Self-Sufficiency: • 5 kW Solar Power System • Private Water Supply • On-Site Infrastructure: • 13.4 m² Detached Caretaker's



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WhatsApp message



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Email: info@clubproperty.com



Property Information

Date added: Added 1 year ago

Bedrooms: 2 beds

Half baths: 1 half bath

Year Built: New Build

Status: Sale

Bathrooms: 1 bath

Living Area, m²: 61 m²

Listing Managed by: Owner

Amenities & Features

Features: Balcony, Courtyard-Facing, Garden, Panoramic View, Quiet Location, See View

Amenities: BBQ / Grilling Stations, LEED Certification, Solar Panels

Building Details

Energy Efficiency Class: 1. Sun panels 5 kW System

Basement: Finished

Roof: Composition

Floor covering: Stone, Tile

Exterior material: Brick

Type of Parking: Garage - detached, On-street

Property Documents



Neighborhood



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Neighborhood Description: The villa is located 2-5 minutes away from a school, restaurant and public beach, and the ocean is 300 meters away.

Nearby School: 3 min L.A.B Charity

Public Transport: Yes 24/7

Shopping: 3 min Yea 24/7

Taxes

Annual Taxes: When purchasing real estate, pay 8% of the total transaction price.

Investor Information

Summary: Income from renting out real estate is 10-15% per annum



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