Ground floor apartment with rental licence - Seychelles, Eden Island

Location: resort Eden Island, northeast coast of the main island of Mahé

Unit internal area: 65.5 m², terrace: 22.2 m², garden: 67.5 m², short-term rental licence
(1 bedroom, 1 bathroom, terrace, garden, private boat mooring right next to the apartment)

Price: USD 450,000 (incl. furniture) + transfer taxes
(5% Stamp duty, 1.5% Sanction Application Processing Fee, 1.5 % Notary Fee)

Apartment and boat mooring location

Basic information:

- **Eden Island Resort is located on Eden Island next to Mahé, the largest island in the Seychelles, about 7 km from the Seychelles International Airport and about 5 km from the capital city of Victoria.**

- **The resort provides very comfortable facilities - 4 sandy beaches, 3 communal swimming pools, fitness centre, tennis and padel court. Security service 24/7.**

- **Within walking distance is the Eden Plaza shopping gallery with a private medical health center Euromedical Family Clinic, shops, restaurants and cafés, pharmacy, bank, exchange office and Spar supermarket with grocery, drugstore, and others.**

- **This is a colonial-style apartment located on the ground floor of an apartment house in Basin 1 with a view of the residential marina and the main island of Mahé.**

- **The apartment has an internal area of 65.5 m², 1 bedroom with en-suite bathroom and separate toilet, living area with dining area and kitchen, covered terrace with a total area of 22.2 m² and a covered golf buggy parking space.**

- **The apartment is fully furnished, air-conditioned and equipped with all electrical appliances. All this equipment is included in the purchase price.**

- **The apartment is surrounded by a landscaped tropical garden of 67.5 m² with direct access to its own boat mooring of 10 x 7.4 m.**

- **The owner of a property in Seychelles is entitled to apply for a long-term residence permit.**
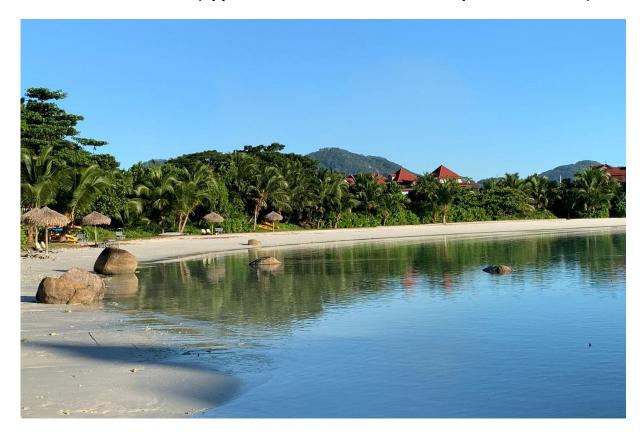
Private boat mooring right next to the apartment

Anse Bernik beach (approx. 1 minute walk from the apartment house)

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