

Villa

Dramalj, Crikvenica, Kvarner



Ref	RE-U-30451
Type	Villa
Region	Kvarner > Crikvenica
Location	Dramalj, Crikvenica
Front line	No
Sea view	Yes
Distance to sea	400 m
Floorspace	95 sqm
Plot size	130 sqm
No. of bedrooms	3
No. of bathrooms	2
Price	€ 460 000

Tel: +385 91 357 3071 Viber, Whatsapp
info@adrionika.com
www.adrionika.com

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Newly built villetta with swimming pool in Dramalj, 400 meters from the sea and beach only!

Total area is 175 sq.m. Land plot is 130 sq.m.

The villa features a private entrance and offers a living room with a kitchen, a bathroom, a pantry, a hallway, and a spacious terrace on the ground floor.

Upstairs, there are three bedrooms, a bathroom, and a loggia.

This newly built villa boasts a well-established rental business, making it an attractive investment opportunity.

The property includes a discreetly located swimming pool behind the house, adding to its appeal. In front, there is parking space for 3-4 vehicles and an additional terrace.

This is a highly recommended opportunity from the agent, with the option to purchase the entire villa (with a second similar unit like that)!

Overall additional expenses borne by the Buyer of real estate in Croatia are around 7% of property cost in total, which includes: property transfer tax (3% of property value), agency/brokerage commission (3%+VAT on commission), advocate fee (cca 1%), notary fee, court registration fee and official certified translation expenses. Agency/brokerage agreement is signed prior to visiting properties.

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Price per m²:
4842 €

Average price/m² of this type
in this region:
4271 €

Median price/m² of this type
in this region:
4044 €

Average price/m² of this type
in Croatia:
4353 €

Median price/m² of this type
in Croatia:
3865 €

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