

Villa

Mošćenička Draga, Kvarner



Ref	RE-U-32625
Type	Villa
Region	Kvarner > Opatija
Location	Mošćenička Draga
Front line	No
Sea view	No
Distance to sea	600 m
Floorspace	188 sqm
Plot size	600 sqm

Tel: +385 91 357 3071 Viber, Whatsapp
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No. of bedrooms

4

No. of bathrooms

4

Price

Price upon request

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New modern villa in Moscenicka Draga 600 meters from the beach!

A beautiful newly-built villa of 188 sq.m. is situated on a private and peaceful street, just a few minutes' walk from the famous Mošćenička Draga beach.

This is a detached villa set on a 600m² land plot. A key advantage of this house is the green area surrounding it, providing privacy, greenery, and tranquility.

Thanks to its elevated position, the villa offers privacy and stunning panoramic views of the Učka hills. Additionally, large sliding glass doors allow plenty of natural light to flood the rooms, ensuring brightness and warmth throughout the year.

The interior features a spacious, open-plan living room with a kitchen and dining area that opens onto the terrace and pool area through sliding doors.

On the first floor, there are four bedrooms, each with its own bathroom. The ground floor also includes a guest toilet and two storage rooms.

Notable features include:

- DAIKIN heat pump,
- Underfloor heating throughout the house,
- High-quality, almost unused furniture,
- Excellent aluminum joinery,
- Premium ceramics and bathroom fixtures,
- Windows in every bathroom,
- Modern design,
- Large sliding glass doors.

The outdoor space is equally impressive. You can enjoy a beautiful pool with a sunbathing area and a grill oasis with a covered seating area.

This is an excellent opportunity to purchase a newly-built house near the sea on the Opatija Riviera, whether as an investment or for living.

It's just a 5-minute walk to the sea. A drive to the center of Lovran takes 5 minutes, and Opatija is just a 15-minute drive along the coastal road.

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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Average price/m² of this type
in this region:
5765 €

Median price/m² of this type
in this region:
4286 €

Average price/m² of this type
in Croatia:
4345 €

Median price/m² of this type
in Croatia:
3850 €

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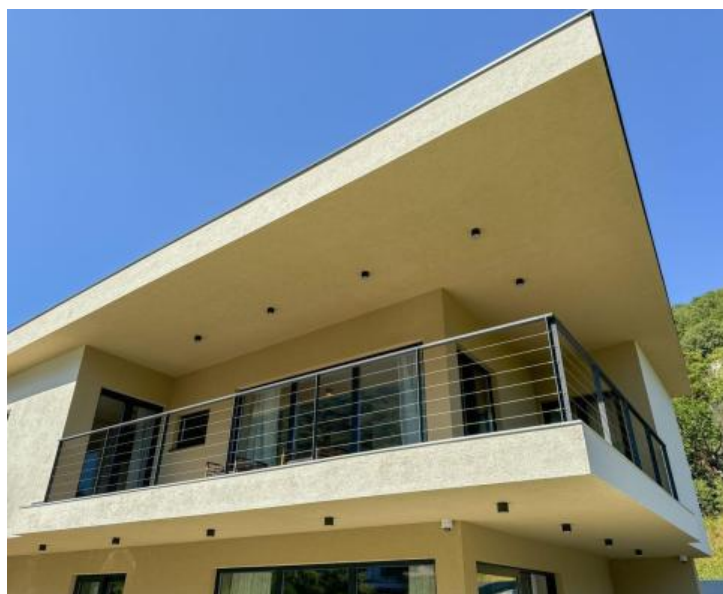
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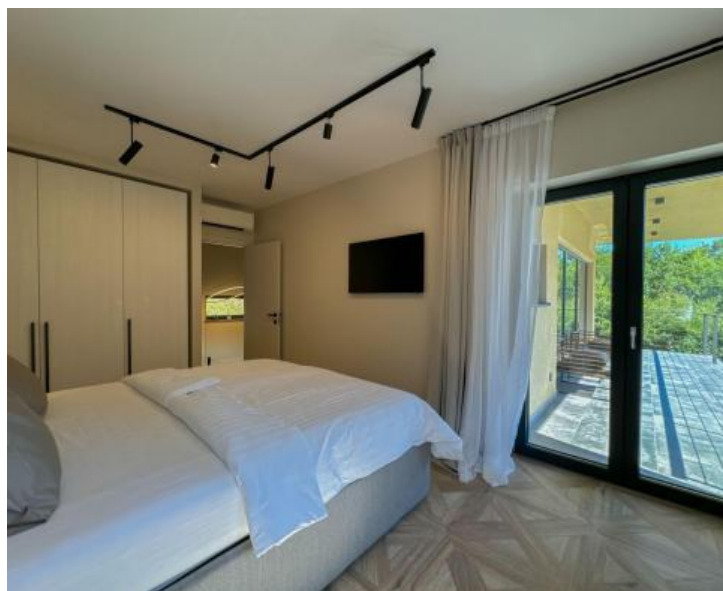
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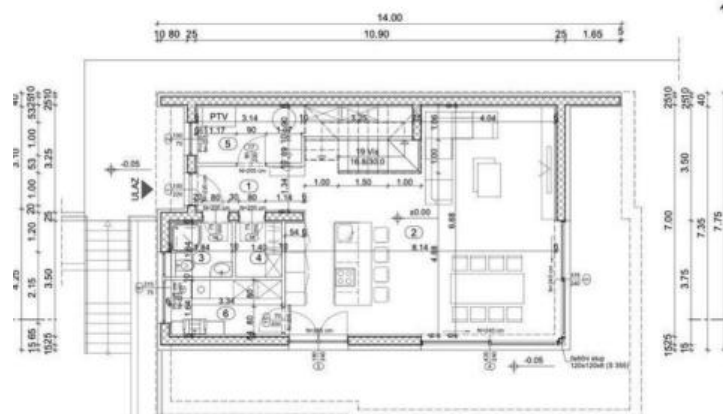
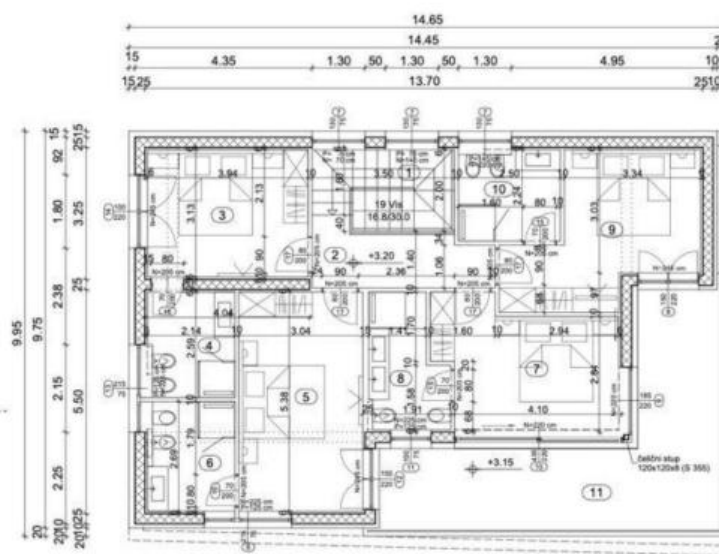


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