

Villa

Komarna, Southern Dalmatia



Ref	RE-LB-IRO2331
Type	Villa
Region	Southern Dalmatia > Dubrovnik
Location	Komarna
Front line	No
Sea view	Yes
Distance to sea	400 m
Floorspace	254 sqm
Plot size	220 sqm
No. of bedrooms	3
No. of bathrooms	4
Price	€ 1 350 000

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For sale is a modern, luxurious villa in an exceptional location in the charming village of Komarna, just 400 meters from the crystal-clear sea and a beautiful beach.

This area of Adriatic coastline is yet undiscovered by mass tourism and popular buyers trends.

This stunning villa offers 254 m² of living space across three levels, with an additional 220 m² of landscaped grounds. It features three bedrooms, four luxurious bathrooms, and a spacious terrace with a heated outdoor swimming pool and a hydro massage tub.

Every floor provides breathtaking sea views.

Designed with modern elegance, the villa comes fully furnished and air-conditioned, with parking for two cars. Currently operating as a vacation rental, it generates excellent income.

This villa is not only the perfect place to enjoy a luxurious lifestyle but also a fantastic investment opportunity. Don't miss the chance to own this incredible property that combines luxury, comfort, and an outstanding location.

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:
5315 €

Average price/m² of this type
in this region:
9945 €

Median price/m² of this type
in this region:
8224 €

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

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

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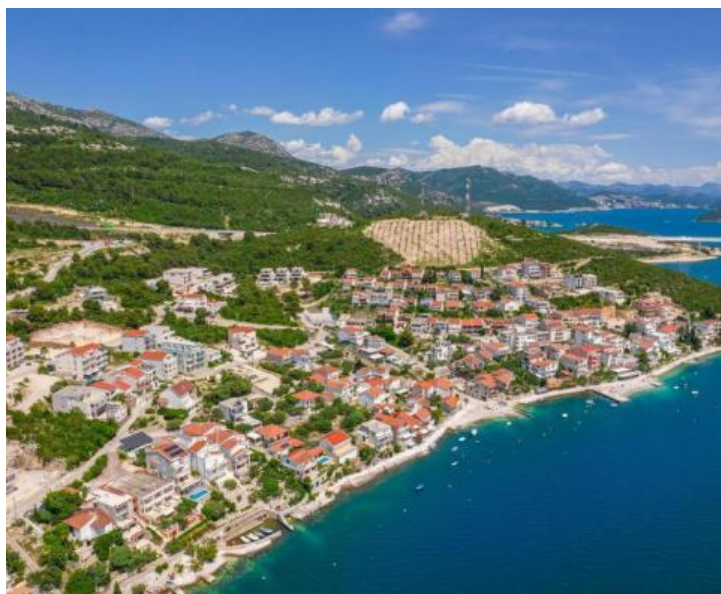
Komarna, Southern Dalmatia



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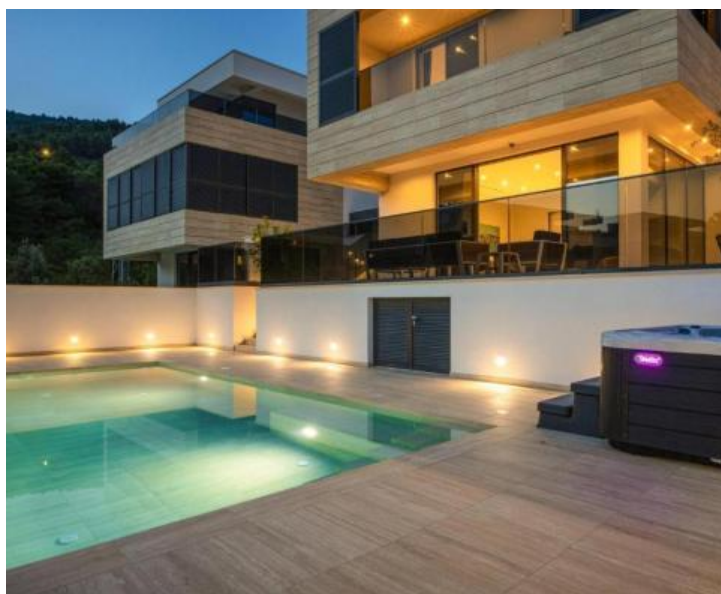
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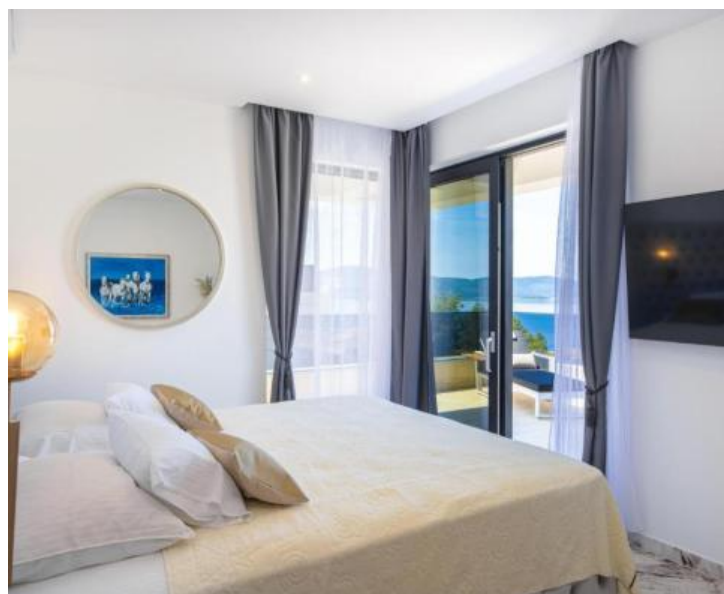
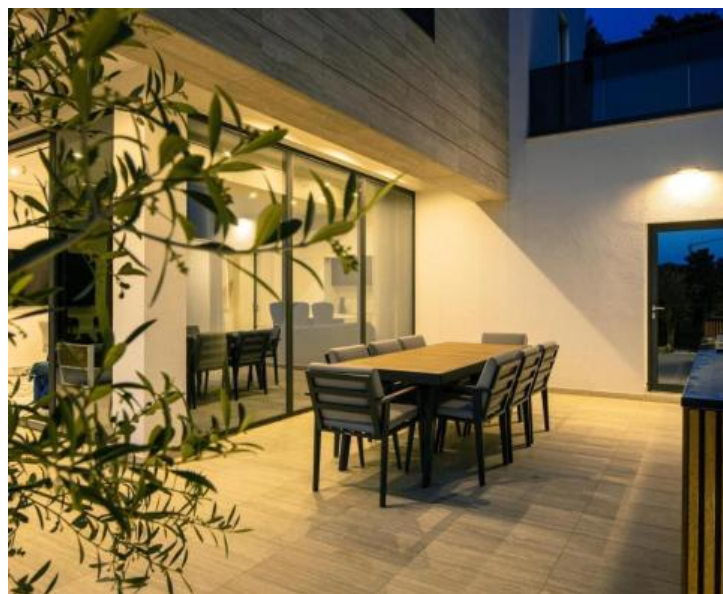
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