

# House

## Podstrana, Dalmatia



<b>Ref</b>	RE-TR-4484-1
<b>Type</b>	House
<b>Region</b>	Dalmatia > Split
<b>Location</b>	Podstrana
<b>Front line</b>	No
<b>Sea view</b>	Yes
<b>Distance to sea</b>	150 m
<b>Floorspace</b>	250 sqm
<b>Plot size</b>	281 sqm
<b>No. of bedrooms</b>	3
<b>No. of bathrooms</b>	1
<b>Price</b>	€ 450 000

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A semi-detached house in an attractive location in Podstrana - Sv. Martin, located 3rd row from the sea and the pebble beach!

House is positioned below the main road which makes it an attractive investment!

With a total area of approx. 250 m<sup>2</sup>, the house consists of four separate rooms - potential business premises/garage, a three bedroom apartment with a large terrace on the first floor and an unfurnished attic (with an entrance from the apartment), with a possibility to extend it.

There is a parking and garden with outdoor fireplace, partial sea view.

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 m<sup>2</sup>:  
1800 €

Average price/m<sup>2</sup> of this type  
in this region:  
3239 €

Median price/m<sup>2</sup> of this type  
in this region:  
2483 €

Average price/m<sup>2</sup> of this type  
in Croatia:  
2880 €

Median price/m<sup>2</sup> of this type  
in Croatia:  
2575 €



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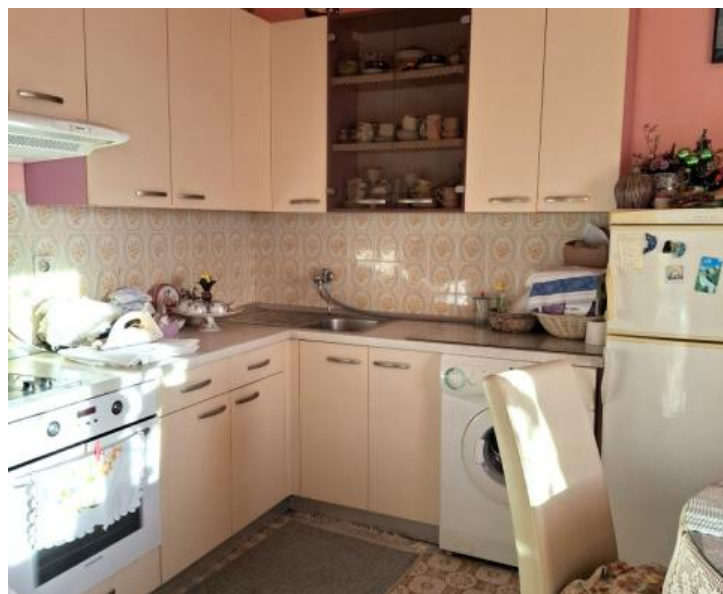
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