

# House

Klenovica, Kvarner



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<b>Ref</b>	RE-U-37767
<b>Type</b>	House
<b>Region</b>	Kvarner > Novi Vinodolski
<b>Location</b>	Klenovica
<b>Front line</b>	No
<b>Sea view</b>	Yes
<b>Distance to sea</b>	300 m
<b>Floorspace</b>	150 sqm
<b>Plot size</b>	50 sqm
<b>No. of bedrooms</b>	3
<b>No. of bathrooms</b>	1
<b>Price</b>	€ 338 000

### **NOVI VINODOLSKI, KLENOVICA - Stunning 150m<sup>2</sup> Terraced House with Sea View, Just 300m from the Beach**

Discover this charming **terraced house in Klenovica**, located only **300 meters from the beach**. Perfect for family living, vacation getaways, or as a **tourist rental investment**, this property offers **spectacular panoramic sea views**.

The **150m<sup>2</sup> house** features a **spacious garage** with a 50m<sup>2</sup> basement, providing plenty of room for storage and parking.

The high ground floor consists of an open-plan **living room**, a **kitchen with dining area**, and a convenient **toilet**. From the living room, step out onto a **covered terrace** with a **fireplace**, ideal for enjoying the Mediterranean climate.

On the **first floor**, you'll find **three comfortable bedrooms** and a modern bathroom. Two **balconies** offer breathtaking views of the **Adriatic Sea**.

Situated in a quiet, peaceful area, the property is within walking distance to all essential amenities, including **shops, restaurants, and pristine beaches**.

Properties like this are rare on the market. Don't miss this incredible opportunity to own a piece of paradise in **Klenovica, Novi Vinodolski**.

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>:  
2253 €

Average price/m<sup>2</sup> of this type  
in this region:  
1983 €

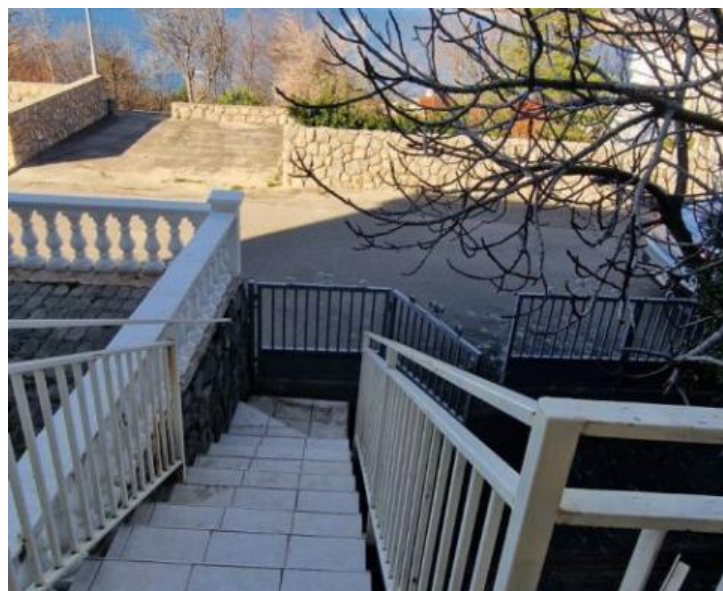
Median price/m<sup>2</sup> of this type  
in this region:  
2063 €

Average price/m<sup>2</sup> of this type  
in Croatia:  
2878 €

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

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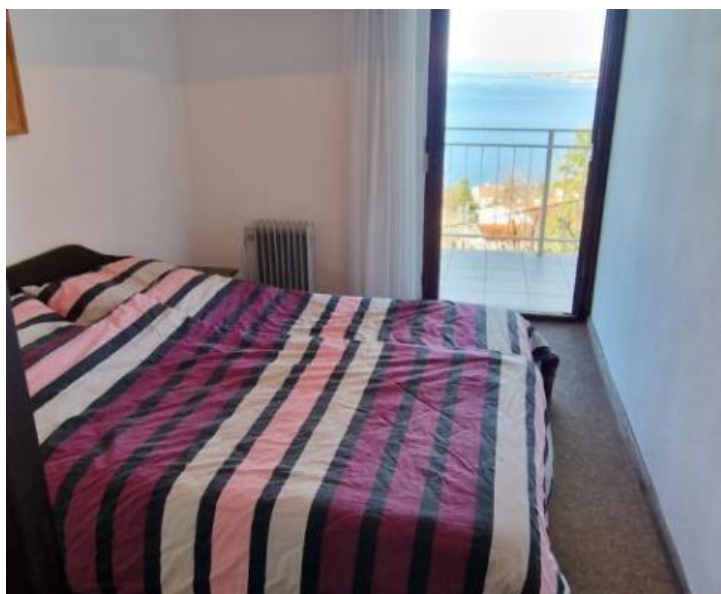
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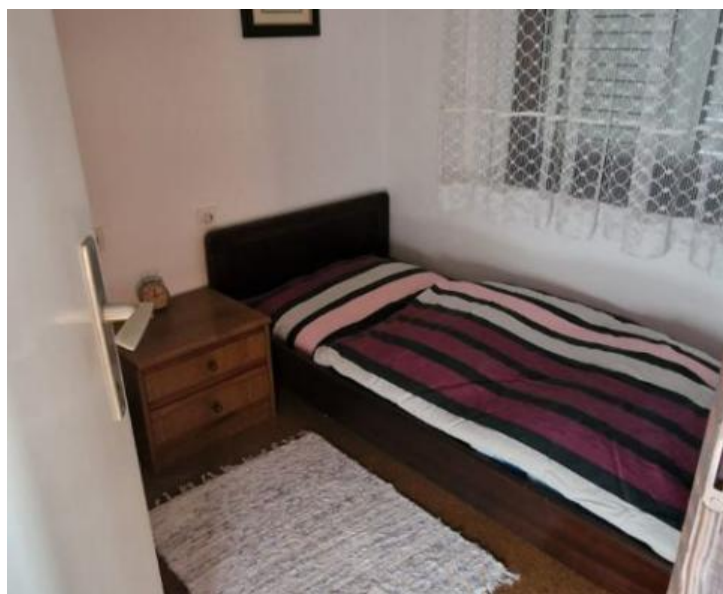
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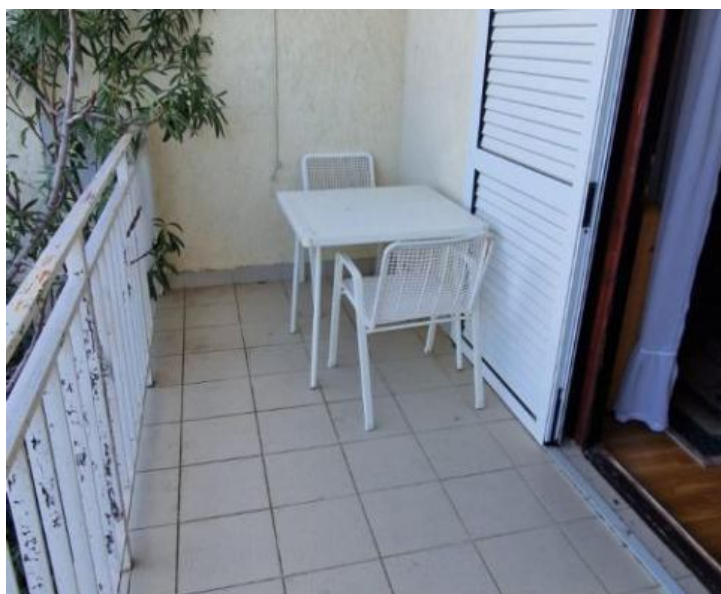
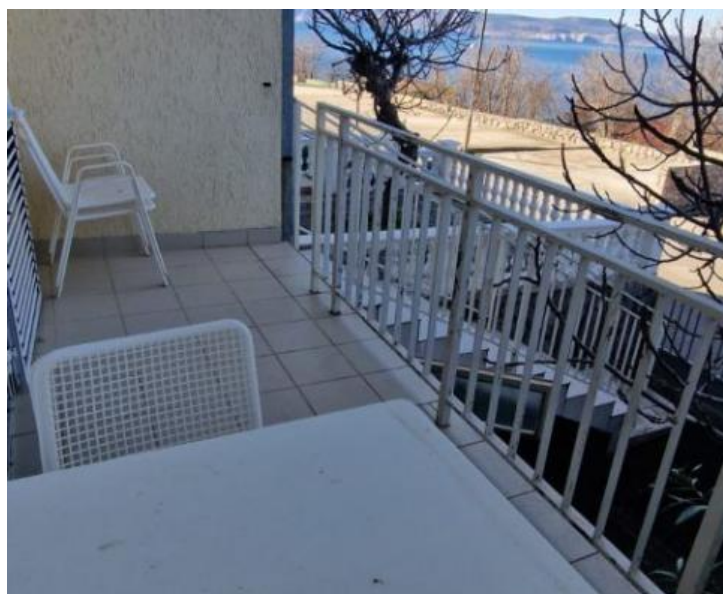
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