

Apartment

Pag, Dalmatia



Ref	RE-LB-IRO2490
Type	Apartment
Region	Dalmatia › Zadar
Location	Pag
Front line	No
Sea view	Yes
Distance to sea	200 m
Floorspace	117 sqm
No. of bedrooms	2
No. of bathrooms	3
Price	€ 449 000

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A small and elegant residential complex is located just 200 meters from the sea, in the tourist destination of Mandre on the island of Pag (actually-peninsula now, as Pag island is connected to the mainland by the bridge). The nearest beach is only a two-minute walk away, and all the amenities necessary for comfortable year-round living are in close vicinity.

The penthouse is ideally positioned for nature and sea lovers, serving as a perfect starting point for exploring numerous beaches and other beauties of the island.

The S3 luxury penthouse has a living area of 116.5 m² and is situated on the second floor (upper) of the building.

The apartment consists of a kitchen with a dining area and living room, three bedrooms, two bathrooms, and a spacious rooftop terrace of 100 m² with a beautiful view of the sea and surroundings.

The start of construction is planned for September 2025, while the expected completion date is June 2026.

Other apartments in same building:

Duplex apartment S3 with a living area of 94.3 m². The ground floor of the apartment includes a bathroom, a kitchen with a dining area and living room, a terrace, and a pool. On the upper floor, there are two bedrooms, each with its own bathroom.

The apartment also includes a garden of 48 m². Price: 349,000 €.

This property offers a unique opportunity for a smart investment in a luxurious accommodation by the sea.

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:
3838 €

Average price/m² of this type
in this region:
4788 €

Median price/m² of this type
in this region:
4501 €

Average price/m² of this type
in Croatia:
4486 €

Median price/m² of this type
in Croatia:
4167 €

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