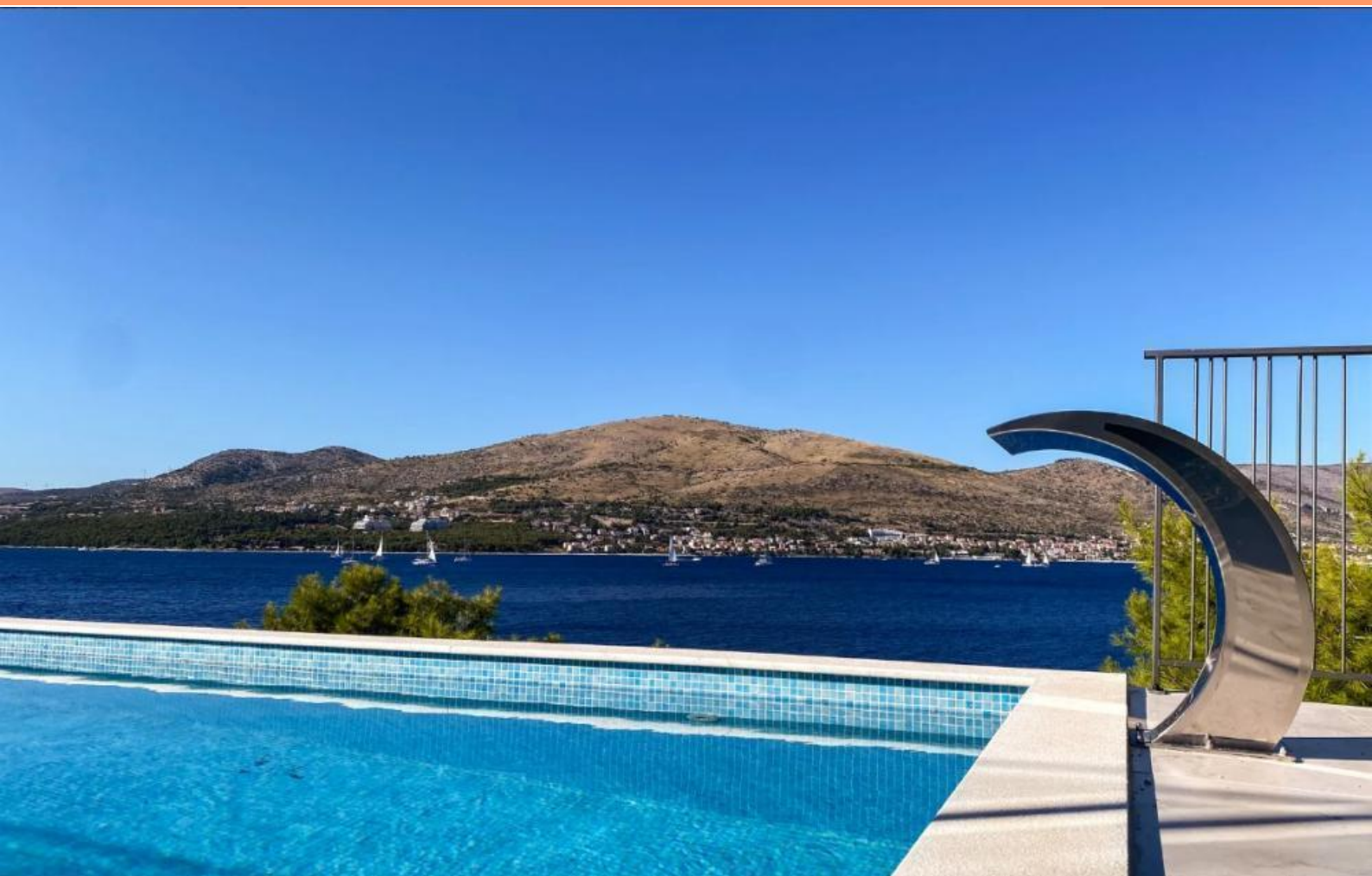


Villa

Ciovo, Dalmatia



Ref	RE-LB11022
Type	Villa
Region	Dalmatia > Trogir, Ciovo
Location	Ciovo
Front line	Yes
Sea view	Yes
Distance to sea	1 m
Floorspace	349 sqm
Plot size	700 sqm
No. of bedrooms	5
No. of bathrooms	5
Price	€ 2 650 000

Extraordinary new modern villa on the first line to the sea on Ciovo!
Fascinating sea views and views over old town of Trogir and Seget!
Villa belongs to newly built condominium of contemporary villas completely finished in 2022-2023.
Noone ever lived here!

Total area is 349 sq.m.
Land plot is 700 sq.m.

This modern, luxurious villa is also one of the few properties all along the coast of the Adriatic Sea, located in the first row of the coastline.

You can admire the breathtaking view of the sea and the opposite coast from the terrace fitted with an 11-meter-long heated swimming pool.

The elevator will take you to the second and the third floor, where other large terraces are located. One of the patios is fitted with a hot tub.

The villa covers a total area of around 349 m2 and consists of 5 bedrooms and 5 luxuriously fitted bathrooms and dressings. Villa offers grand salon of 84 sq.m. with dining area and equipped modern kitchenette.

This contemporary building has been finished with top-class materials only. The floors are tiled with stylish, large-format ceramic tiles and paneled with wood flooring. Frameless doors make it easy to stroll between the rooms smoothly, and along with the picture windows, lend a loft character to the building without turning away the privacy.

In order to protect your cars against wind and bad weather, the villa has been fitted with a **garage of two spacious parking spots.**

The Mediterranean greenery around the residence completes the whole impression, and combined with modern lighting, will make every evening unforgettable.

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.

Price per m²:
7593 €

Average price/m² of this type
in this region:
5533 €

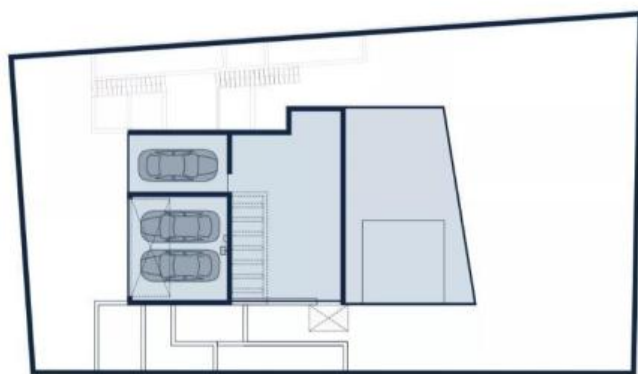
Median price/m² of this type
in this region:
5751 €

Average price/m² of this type
in Croatia:
7957 €

Median price/m² of this type
in Croatia:
6667 €

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