

Villa

Cres, Other islands



Ref	RE-U-26337
Type	Villa
Region	Other islands
Location	Cres
Front line	No
Sea view	Yes
Distance to sea	700 m
Floorspace	450 sqm
Plot size	2000 sqm
No. of bedrooms	6

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No. of bathrooms

5

Price

€ 1 700 000

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Super-villa with swimming pool and sea views on the island of Cres, just 700 meters from the sea! It is in fact a spacious palazzo of 450 sq.m. on 2000 sq.m. of land which benefits swimming pool and a wonderful garden.

The villa is divided into three floors connected by an internal staircase, where on the ground floor we find a large living area with indoor fireplace, a kitchen and dining room, a guest toilet and a laundry room. The internal staircase on the first floor leads to hallway, three bedrooms, each with its own bathroom and terrace, plus veranda on the other side.

On the upper floor there is also hallway, three bedrooms, two of which have their own bathroom and another separate bathroom. Bedrooms have balconies with sea view.

The villa is luxuriously equipped and fully furnished and is being sold as such.

Three parking spaces are located in the garden, where we also find a **garage for two more cars.**

On the spacious and beautifully landscaped garden, we have a covered terrace with a place for grilling and pleasant gatherings, a sunbathing area, and a large **swimming pool of about 40 m2.**

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:
3778 €

Average price/m² of this type
in this region:
5463 €

Median price/m² of this type
in this region:
4308 €

Average price/m² of this type
in Croatia:
4343 €

Median price/m² of this type
in Croatia:
3846 €

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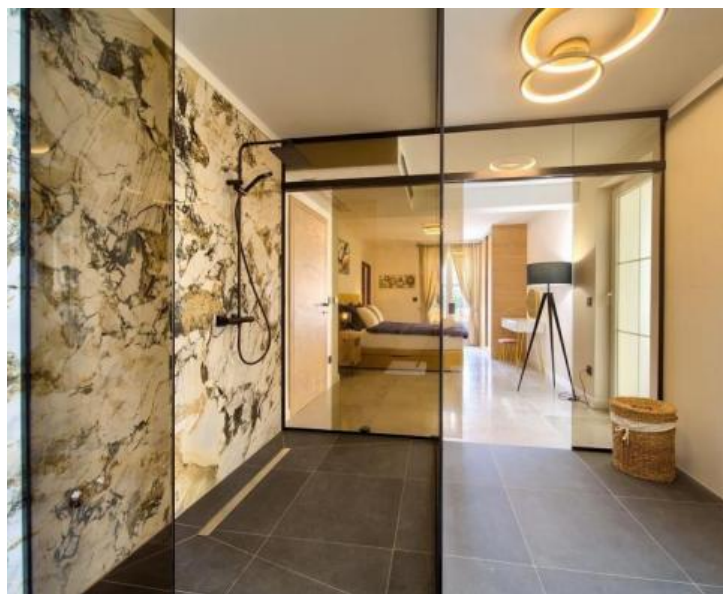
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