

Villa

Kostrena, Kvarner



Ref	RE-AB-KostrenaSisters
Type	Villa
Region	Kvarner > Rijeka
Location	Kostrena
Front line	No
Sea view	Yes
Distance to sea	400 m
Floorspace	270 sqm
No. of bedrooms	4
No. of bathrooms	4
Price	€ 1 200 000

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Two semi-detached villas under construction in Kostrena -prestigious suburb of Rijeka!

Villa 1 according to coefficients has total floorspace of 270m².

Villa 2 according to coefficients total 272m².

Lowest level: garage for 2 cars, technical spaces.

Main level: salon with dining space and modern kitchen, guest wc, terrace overlooking the swimming pool.

Upper level: hallway, four bedrooms, three bathrooms (one of the bedrooms has open-space bath tub), terraces.

Details:

- Heat pump
- Floor heating for living room-kitchen-toilets
- Fan collectors in every room and in the living room and kitchen.
- Gres ceramics 150×75 cm complete ground floor.
- Mosaic bathroom floors with walls 150×75 gress.
- Aluminum sliding glass walls in all rooms.
- Paffoni built-in faucets, noisy cisterns, low-noise drainage pipes.
- Multi-layer parquet in the rooms and hallway (herringbone stacking).
- Indirect led lighting in the facade.
- Facade ground floor stone wool 10 cm.
- Styrofoam flooring.
- Terraces gress 120×60 cm.
- Ceramic swimming pool.

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:
4444 €

Average price/m² of this type
in this region:
4212 €

Median price/m² of this type
in this region:
3510 €

Average price/m² of this type
in Croatia:
4345 €

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

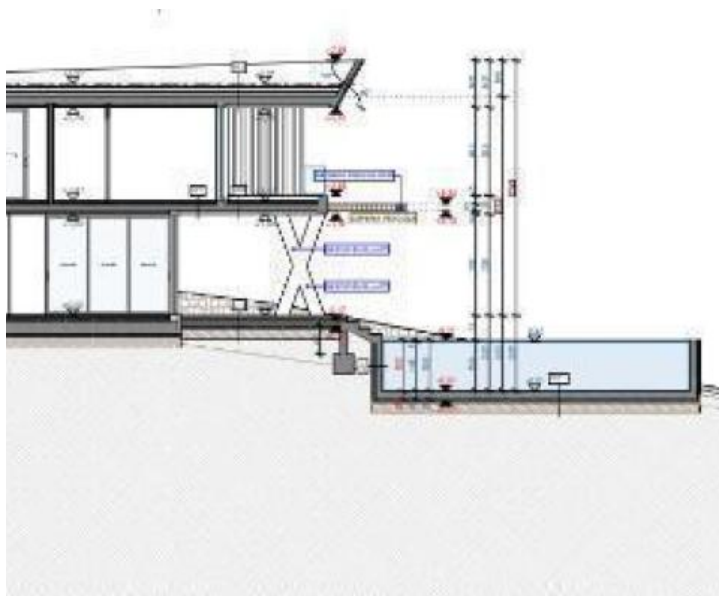
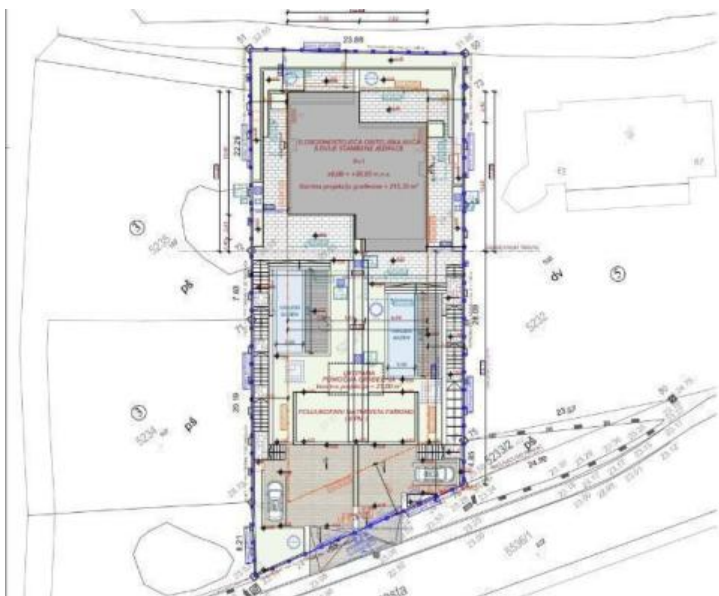
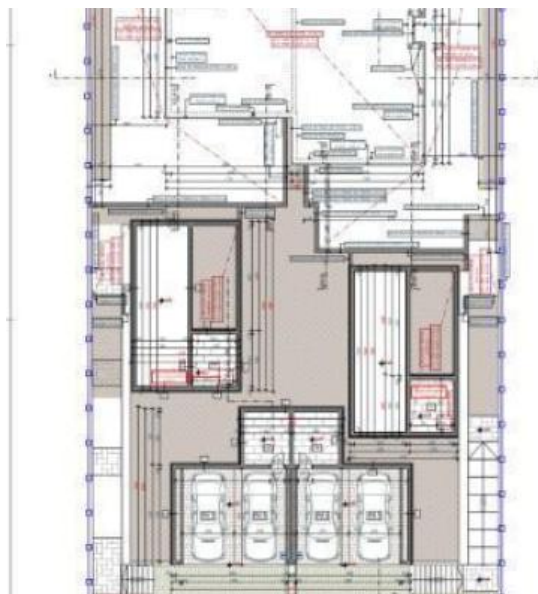
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