

Villa

Vodice, Dalmatia



Ref	RE-LB1322
Type	Villa
Region	Dalmatia > Sibenik
Location	Vodice
Front line	No
Sea view	Yes
Distance to sea	1100 m
Floorspace	233 sqm
Plot size	131 sqm

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No. of bedrooms	3
No. of bathrooms	3
Price	€ 660 000

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Luxury semi-detached villa under construction with a panoramic view of the sea and islands in the popular tourist resort of Vodice, Sibenik area.

Located in a quiet area, only 900 meters from the center and 1100 meters from Plava Plaža, one of the most beautiful beaches in Croatia.

Completion of the building and occupancy is planned by June 15, 2023.

There are two villettas S1 and S2 within the building. Apart from the shared garage, the other parts of the house are separate.

For sale is a villa S1 with a net living area of 233.02 m² with calculated coefficients elegantly distributed over three floors.

In the hallway there is a common garage of both houses, in which villa S1 has two parking spaces and its own storage room.

On the ground floor there is an entrance, hallway, toilet, kitchen, dining room and living room. The living room leads to a spacious covered terrace, a garden and a swimming pool with a sunbathing area.

On the first floor there are 3 bedrooms with private bathrooms and a terrace with a wonderful view of the sea.

An excellent destination for everyone who wants to enjoy the Mediterranean atmosphere and an excellent investment opportunity for the future owner with great potential for tourist rental.

Vodice had recently been marked by numerous modern construction, many luxury modern villas had been built, making Vodice a prestigious region.

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:
2833 €

Average price/m² of this type
in this region:
4911 €

Median price/m² of this type
in this region:
4306 €

Average price/m² of this type
in Croatia:
4364 €

Median price/m² of this type
in Croatia:
3866 €

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