

Villa

Dobrinj, Kvarner



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Ref	RE-U-16282
Type	Villa
Region	Kvarner > Island Krk
Location	Dobrinj
Front line	No
Sea view	No
Distance to sea	3000 m
Floorspace	167 sqm
Plot size	930 sqm
No. of bedrooms	4
No. of bathrooms	4
Price	€ 999 000

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Stone villa with swimming pool in Dobrinj on Krk peninsula!
The living area is 167 m2 and extends over two floors.

The ground floor consists of a large living room-dining room with an integrated built-in kitchen and a separate toilet.

On the upper floor there are four bedrooms, each with its own bathroom. Two bedrooms have access to a balcony overlooking the swimming pool.

All rooms have air conditioning.

Underfloor heating is installed here, which ensures an even distribution of heat in winter.

The living-dining room leads to a beautifully decorated and large covered terrace.

Heated swimming pool of 36m2, children's playground, brick grill, everything was created with love.

The area of the land plot is 930 m2 and thus enough space. The garden itself has an automatic irrigation system.

You also have 5 parking spaces at your disposal, which are secured by a gate.

Pedestrian and bicycle paths are located in the immediate vicinity of the villa. Beaches, restaurants, shops and more are just a few minutes away by car.

During the construction of the villa, attention was paid to high-quality materials, which can be seen at first glance during the visit. The house is suitable for a year-round stay, either privately or for rent as a tourist facility.

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:
5982 €

Average price/m² of this type
in this region:
4847 €

Median price/m² of this type
in this region:
4775 €

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

Median price/m² of this type
in Croatia:
3850 €

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