

# Villa

## Zadar, Dalmatia



<b>Ref</b>	D-73460
<b>Type</b>	Villa
<b>Region</b>	Dalmatia > Zadar
<b>Location</b>	Zadar
<b>Front line</b>	No
<b>Sea view</b>	Yes
<b>Distance to sea</b>	800 m
<b>Floorspace</b>	311 sqm
<b>Plot size</b>	700 sqm
<b>No. of bedrooms</b>	3
<b>No. of bathrooms</b>	2
<b>Price</b>	€ 1 290 000

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Marvellous luxury villa with an open sea views in Zadar area cca 800 meters from the sea.

Total floorspace is 311 sq.m. Land plot is 700 sq.m.

The villa consists of a ground floor with a view, which consists of a kitchen, a living room, a dining room, a toilet, a large terrace and an infinity pool (32 m<sup>2</sup>).

On the upper floor there is a garage (34m<sup>2</sup>), 3 bedrooms, one of which has its own bathroom, machine room, laundry room, corridor, covered terrace.

In this phase of construction, the potential client can choose materials for the interior. All materials will be of top quality.

Planned completion of construction works is 06/23 .

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 m<sup>2</sup>:  
4148 €

Average price/m<sup>2</sup> of this type  
in this region:  
4474 €

Median price/m<sup>2</sup> of this type  
in this region:  
4061 €

Average price/m<sup>2</sup> of this type  
in Croatia:  
4350 €

Median price/m<sup>2</sup> of this type  
in Croatia:  
3865 €

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