

Villa

Dobrinj, Kvarner



Ref	RE-U-20502
Type	Villa
Region	Kvarner > Island Krk
Location	Dobrinj
Front line	No
Sea view	No
Floorspace	220 sqm
Plot size	320 sqm
No. of bedrooms	3
No. of bathrooms	3
Price	€ 955 000

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Beautiful stone villa with swimming pool in Dobrinj on Krk peninsula (island)!

Krk is now connected by the bridge to the mainland, so it has perfect connectivity.

This beautiful stone villa has a total area of 220 m², of which about 150 sq.m. are residential in the main building.

On the ground floor of the building there is a bathroom, a bedroom, a bathroom, and a kitchen with a dining room and a living room that opens onto a covered terrace and a beautifully landscaped garden with a heated swimming pool.

On the first floor there are two bedrooms and two bathrooms, as well as an uncovered terrace.

In the garden of 320 sq.m. there are three parking spaces and an auxiliary stone building of approx. 30 m² decorated as a tavern. It also has an engine room from the swimming pool. The house was built with high-quality materials with custom-made solid oak furniture.

The villa has underfloor heating and a fireplace, as well as a heat pump.

The property is located in a quiet location surrounded by greenery. On the eastern side of the island of Krk is the municipality of Dobrinj with the center of the same name.

Dobrinj is located on a hill about 200 meters high and is one of the medieval castles that were centers of literacy in the past. For centuries, Dobrinjština was an extremely agricultural region. Animal husbandry and olive growing, as well as the exploitation of forest wealth, were also represented. The place is also known for its colorful folk costumes, folklore events, sopela school (Krk's wind instrument) and traditional local cuisine. In this island center, autochthonous stone houses and narrow stone streets that are reminiscent of the past prevail. Not far from Dobrinje is the Biserujka cave, which delights with its beauty and interesting precipitated forms. It is the only cave on the island, of which there are more than 50, designed to receive visitors. According to legend, the cave was named Biserujka (pearl) after the treasure found in it, which belonged to local pirates. Wonderful area with fantastic landscapes.

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:
4341 €

Average price/m² of this type
in this region:
4868 €

Median price/m² of this type
in this region:
4780 €

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

Median price/m² of this type
in Croatia:
3867 €

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