

House

Orebic, Southern Dalmatia



Ref	RE-LB-IRO1638
Type	House
Region	Southern Dalmatia › Peljesac
Location	Orebic
Front line	No
Sea view	Yes
Distance to sea	20 m
Floorspace	700 sqm
Plot size	1100 sqm
Price	€ 1 500 000

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An impression mansion for sale only 20 meters from the sea in Orebić!
An old stone captain's villa with a luxurious garden is in the very center of Orebić on the Pelješac peninsula.

The impressive architecture of the property has preserved the best features of traditional Mediterranean construction and fits perfectly into its surroundings.

Numerous restaurants, cafes, shops, post office, ferry port, etc. are within walking distance from the villa.

The house has a living area of 700 m² spread over 5 floors. Land plot around is 1100 sq.m.

There was a restaurant on the terrace in front of the house that was in business for 20 years, and a discotheque on the ground floor of the building.

In front and behind the house there are beautiful gardens ideal for building a swimming pool.

The house has water, electricity, sewage, telephone line and internet, a well.

A special plot of 200 m² is located 100 m from the house and can be used as a parking lot.

The property requires additional investments and renovation of the interior space.
It is not under monument protection.

The entire property is surrounded by a stone wall, which provides the owners with privacy and peace.

This unique luxury villa with a rich and interesting history has huge investment potential and is definitely worth the investment.

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:
2143 €

Average price/m² of this type
in this region:
7416 €

Median price/m² of this type
in this region:
7510 €

Average price/m² of this type
in Croatia:
2892 €

Median price/m² of this type
in Croatia:
2582 €

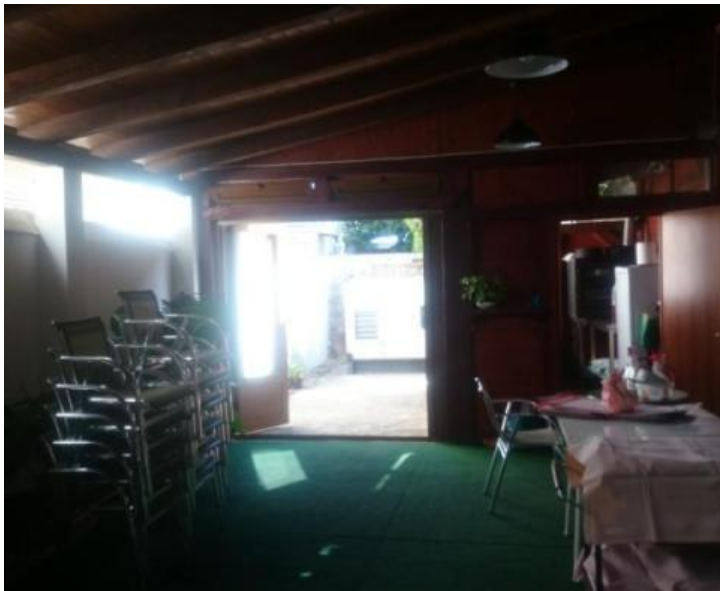
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