

Villa

Vrbnik, Kvarner



Ref	RE-U-24646
Type	Villa
Region	Kvarner › Island Krk
Location	Vrbnik
Front line	No
Sea view	No
Distance to sea	4000 m
Floorspace	240 sqm
Plot size	500 sqm
No. of bedrooms	6
No. of bathrooms	4
Price	€ 420 000

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Rohbau condition villa in a quiet location in Vrbnik town on Krk island connected to the mainland by the bridge! Excellent opportunity in a quiet and peaceful location, in a settlement 4 km from the sea and the eastern beaches of the island of Krk.

Total area is 240 sq.m. Land plot is 500 sq.m.

The house is for sale in the rohbau phase, which consists of the ground floor and the first floor.

The ground floor consists of an entrance, an entrance hall, a kitchen with a dining room and a living room, two bedrooms, a bathroom, a boiler room for central heating and a covered terrace.

A modern staircase leads to the first floor where, according to the project, there are four comfortable bedrooms and a bathroom, with the possibility of changing one room into an additional bathroom.

An L-shaped swimming pool of 35 m² will be built on the plot of approximately 500 m², parking for several cars, and a garden house or a place for barbecue can be placed on the remaining yard.

An excellent opportunity to get away from the hustle and bustle of the city or for a tourist investment. Upon agreement with the owner, it is possible to carry out the remaining finishing works for a surcharge.

You will need cca. 150 000-200 000 eur to complete the villa.

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:
1750 €

Average price/m² of this type
in this region:
4855 €

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

Average price/m² of this type
in Croatia:
4347 €

Median price/m² of this type
in Croatia:
3857 €

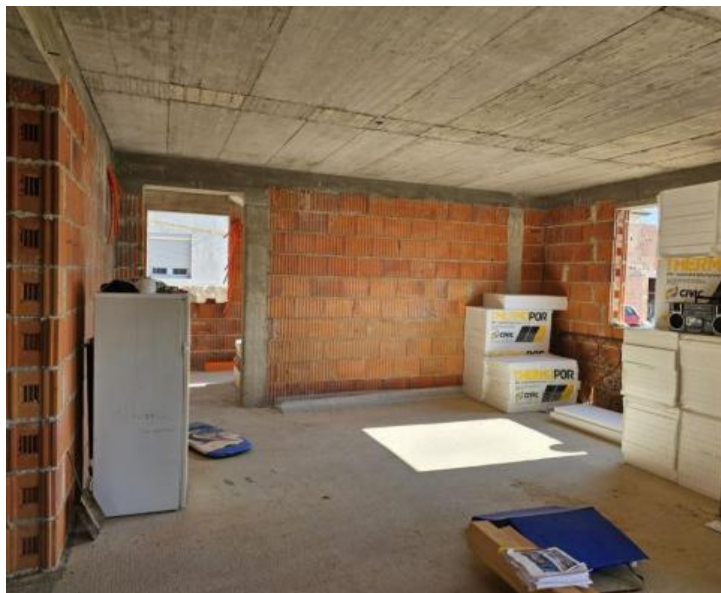
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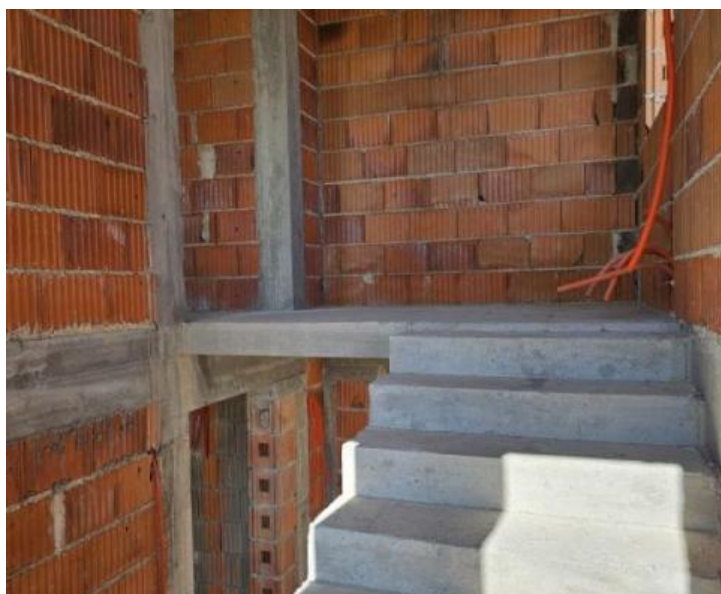
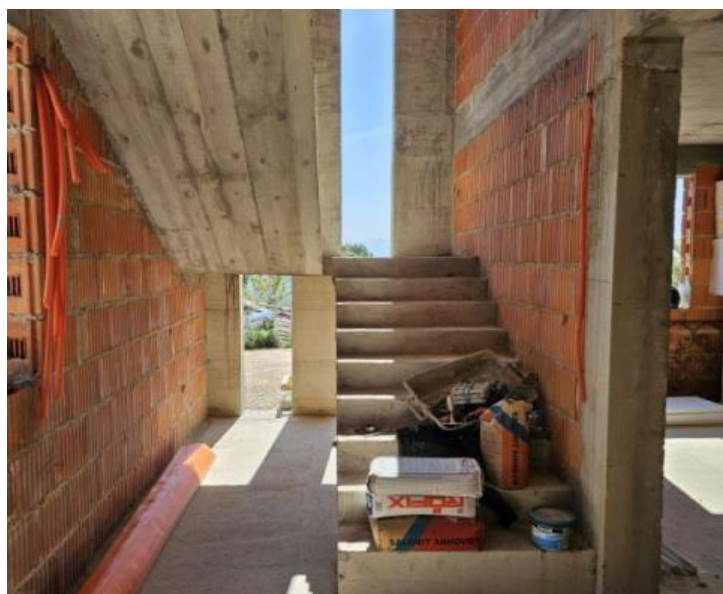
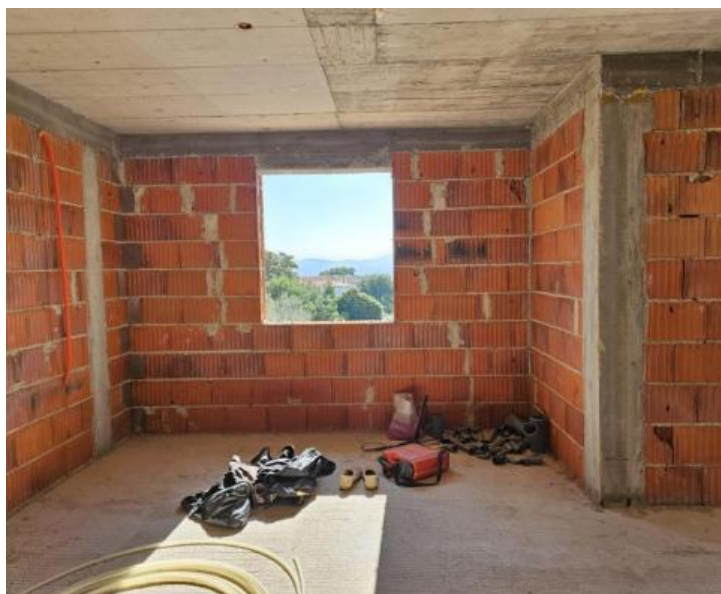
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