

# Villa

Mošćenička Draga, Kvarner



<b>Ref</b>	RE-U-26876
<b>Type</b>	Villa
<b>Region</b>	Kvarner > Opatija
<b>Location</b>	Mošćenička Draga
<b>Front line</b>	No
<b>Sea view</b>	Yes
<b>Distance to sea</b>	500 m
<b>Floorspace</b>	454 sqm
<b>No. of bedrooms</b>	7
<b>No. of bathrooms</b>	7
<b>Price</b>	Price upon request

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Ultramodern villa in Mošćenička Draga, with swimming pool and sea views, 500 meters from the sea only!

We offer a unique opportunity to become the owner of a beautiful design villa on the Opatija Riviera, near the sea with two swimming pools, wellness and panoramic view.

The villa of 454 sq.m. is ideally located, allowing you to enjoy a peaceful environment with a beautiful view of the sea, from which the house is 500m away as the crow flies.

This imposing property stands out not only for its beautiful architecture but also for the top quality materials we have chosen, providing a high standard of European quality.

A heat pump and underfloor heating in every room guarantee you a pleasant atmosphere all year round, while integrated cooling ensures freshness even on the hottest days. Through large open sliding walls, the space will be abundant with natural light, and from the terrace or garden you will be able to enjoy a panoramic view of the sea.

As for the interior space, the house will have 7 bedrooms, each of which will be decorated with attention to quality, and each of these rooms will have its own bathroom.

In the basement there will be a bowling alley, indoor swimming pool with spacious lounge and wellness studio with two saunas and one jacuzzi. There will also be underground space with storages, laundry area.

Spacious salon with kitchen and dining area, wonderful terraces will complete the brilliant impression.

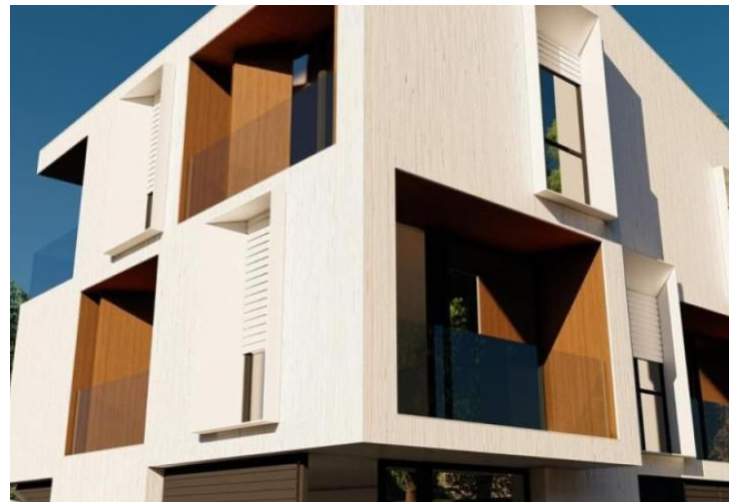
A garden with a southern sun terrace and an overflowing outdoor pool will make an ideal environment for relaxation. With five parking spaces, space for the vehicle is always secured. The house will be completed by January 2025, which means that you can soon enjoy life on the Opatija Riviera. The drive to the coast takes only two minutes, while a gentle walk downhill will take you to the beautiful beach within 7 minutes.

The price will be over 2,5 mio euro. Please, do not hesitate to inquire about exact price.

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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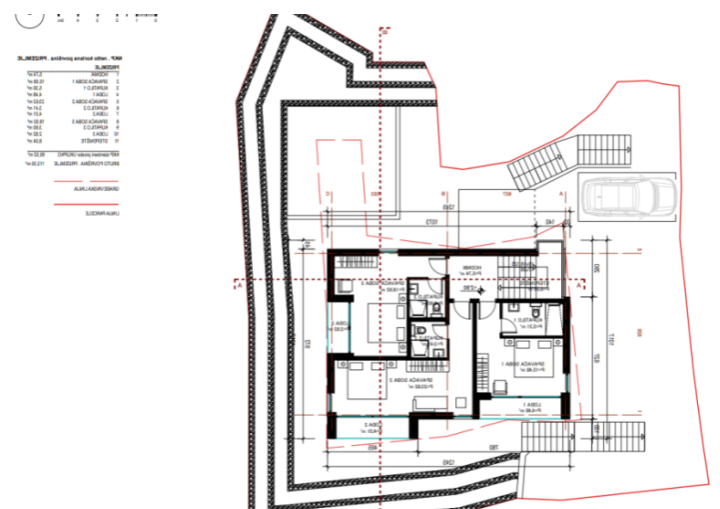
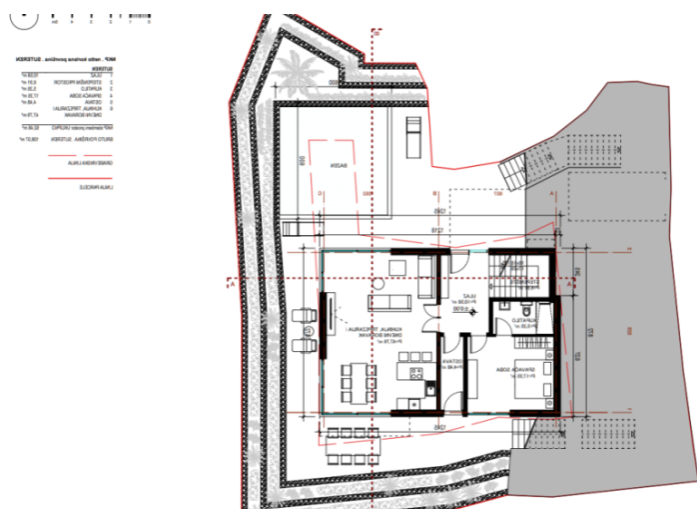
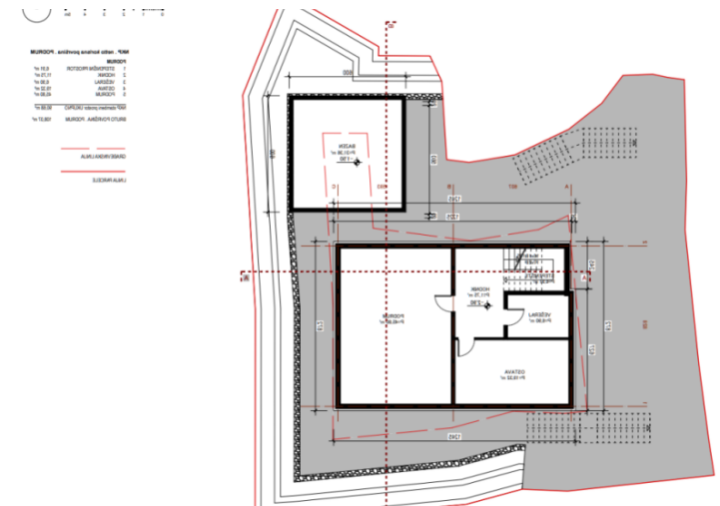
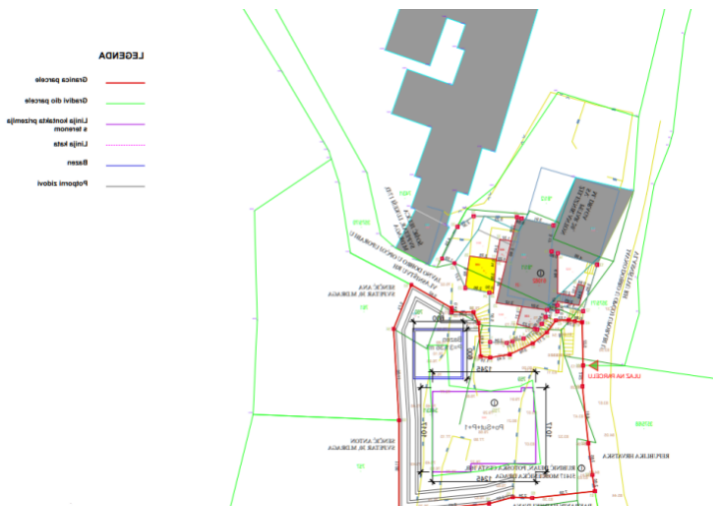
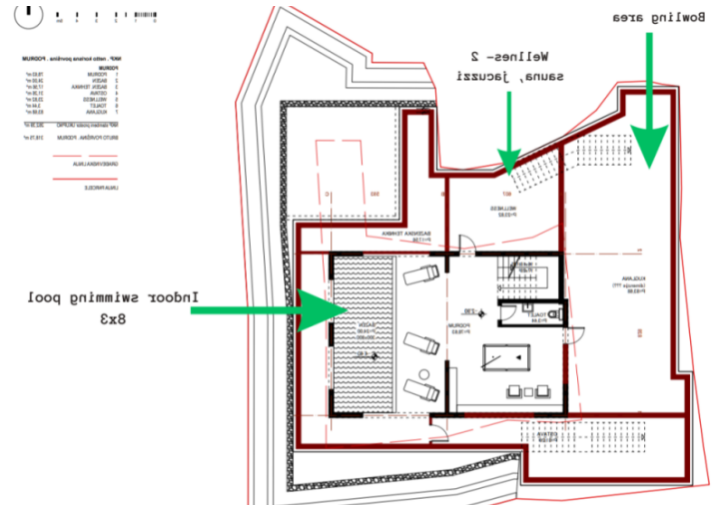
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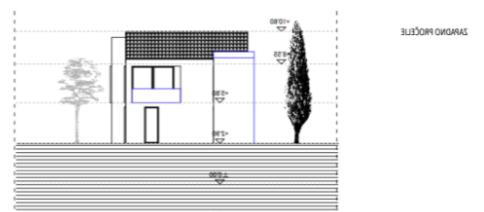
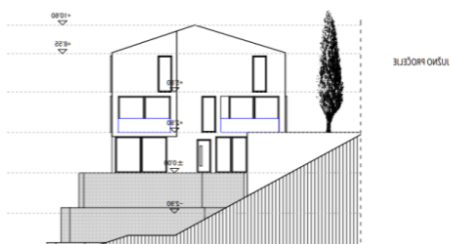
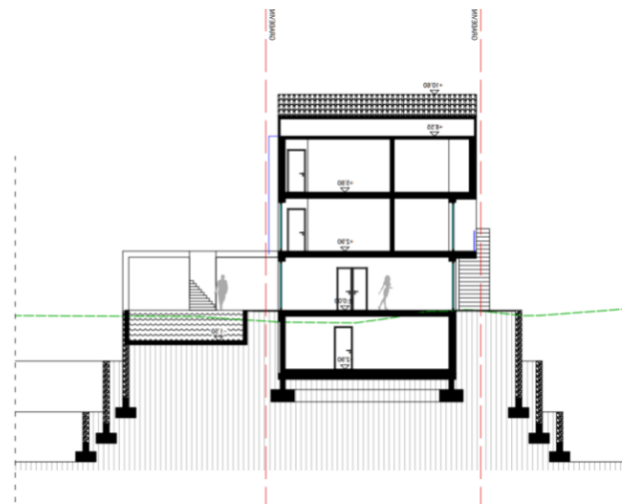
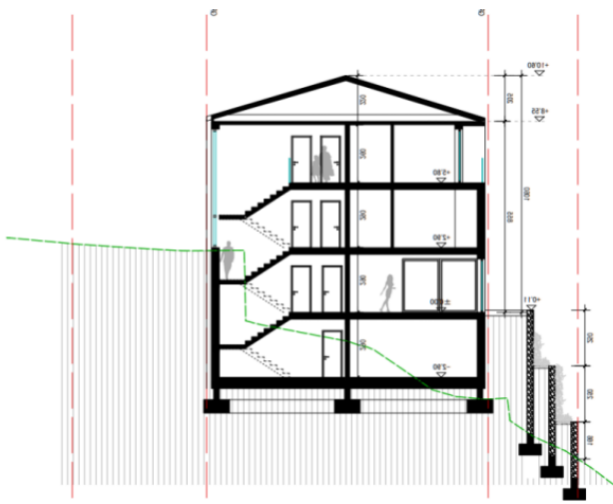
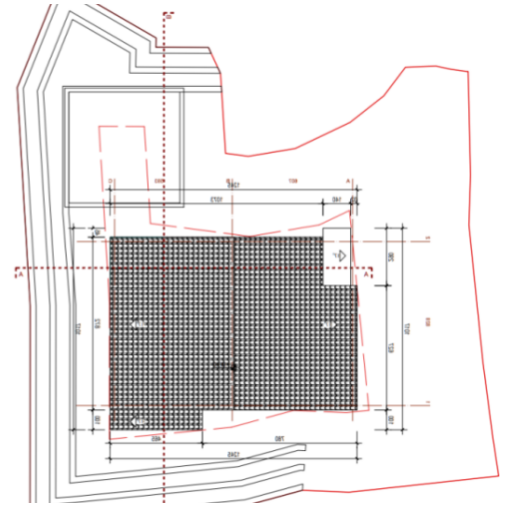
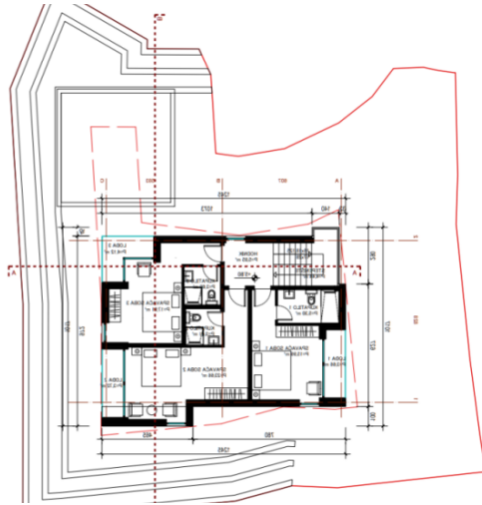
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