

Villa

Ciovo, Dalmatia



Ref	RE-LB-IRO1896
Type	Villa
Region	Dalmatia > Trogir, Ciovo
Location	Ciovo
Front line	No
Sea view	Yes
Distance to sea	100 m
Floorspace	204 sqm
Plot size	425 sqm
No. of bedrooms	4
No. of bathrooms	4
Price	€ 1 250 000

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A brand-new, contemporary villa on Ciovo island (peninsula) boasting a breathtaking view of the sea and the neighboring islands, strategically positioned just 100 meters from the shoreline.

Elegantly situated on a 425-square-meter plot, the villa spans a total living space of 204 square meters across two impeccably designed floors.

The ground floor features a bedroom with an en-suite bathroom, a living room with panoramic sea views, a kitchen accompanied by a dining area, a gym, and a restroom. The living room seamlessly opens to an expansive terrace, complete with a swimming pool, a sunbathing deck, a sophisticated fireplace, and a comfortable lounge area.

The upper floor encompasses three bedrooms, each with its private terrace and bathroom, an additional toilet, a technical room, and a laundry area.

Offered fully furnished with exclusive, high-quality furniture, the villa ensures absolute comfort and luxury. The ongoing upgrade to the mezzanine floor, introducing a terrace and Jacuzzi, adds an extra layer of opulence and relaxation.

This extraordinary property not only promises an idyllic vacation retreat but also stands as a lucrative investment in the realm of tourism, presenting an exceptional opportunity for both enjoyment and financial gain.

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:
6127 €

Average price/m² of this type
in this region:
5090 €

Median price/m² of this type
in this region:
5215 €

Average price/m² of this type
in Croatia:
4345 €

Median price/m² of this type
in Croatia:
3846 €

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