

Villa

Kastela, Dalmatia



Ref	RE-LB-IRO20078
Type	Villa
Region	Dalmatia › Split
Location	Kastela
Front line	No
Sea view	No
Distance to sea	1000 m
Floorspace	246 sqm
Plot size	512 sqm
No. of bedrooms	5
No. of bathrooms	2
Price	€ 650 000

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This sunny villa resides in Kaštel Lukšić, approximately 8 kilometers from Split, with the city center merely 200 meters away. Kaštel Lukšić forms part of the charming town of Kaštela in Croatia, nestled between the renowned cities of Split and Trogir along the picturesque Dalmatian coastline. Notably, it is celebrated for the impeccably preserved 15th-century Vitturi Castle, now repurposed as a cultural center and museum.

Spanning a total living area of approximately 246 square meters and occupying a plot area of around 512 square meters, this property boasts a well-designed layout across two floors, accommodating two distinct residential units.

The ground floor hosts an apartment comprising a comfortable living room integrated with a kitchen and dining area, two bedrooms, a bathroom, and a storage room. The living space seamlessly extends to a terrace, offering delightful outdoor relaxation.

Ascending to the first floor, one discovers the second apartment, featuring a spacious living area complemented by a kitchen and dining room, alongside three bedrooms and a bathroom. Additionally, this apartment boasts two balconies, providing serene spots to appreciate the surrounding vistas.

Each apartment affords captivating views of the sea, situated approximately 1,100 meters away. Outdoor amenities include a beautifully landscaped garden, a generously-sized pool, a barbecue area, and ample space for sunbathing. Two dedicated parking spaces complete the ensemble, ensuring convenience for residents and guests alike.

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:
2642 €

Average price/m² of this type
in this region:
5900 €

Median price/m² of this type
in this region:
4583 €

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

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

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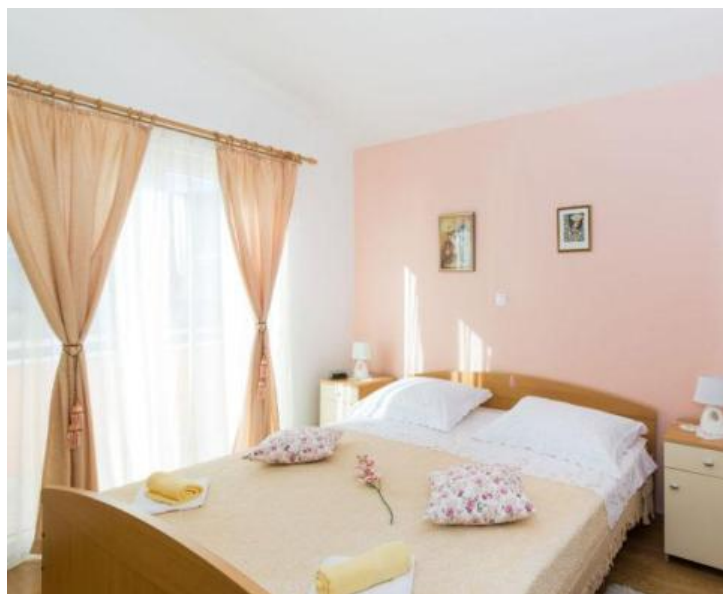
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