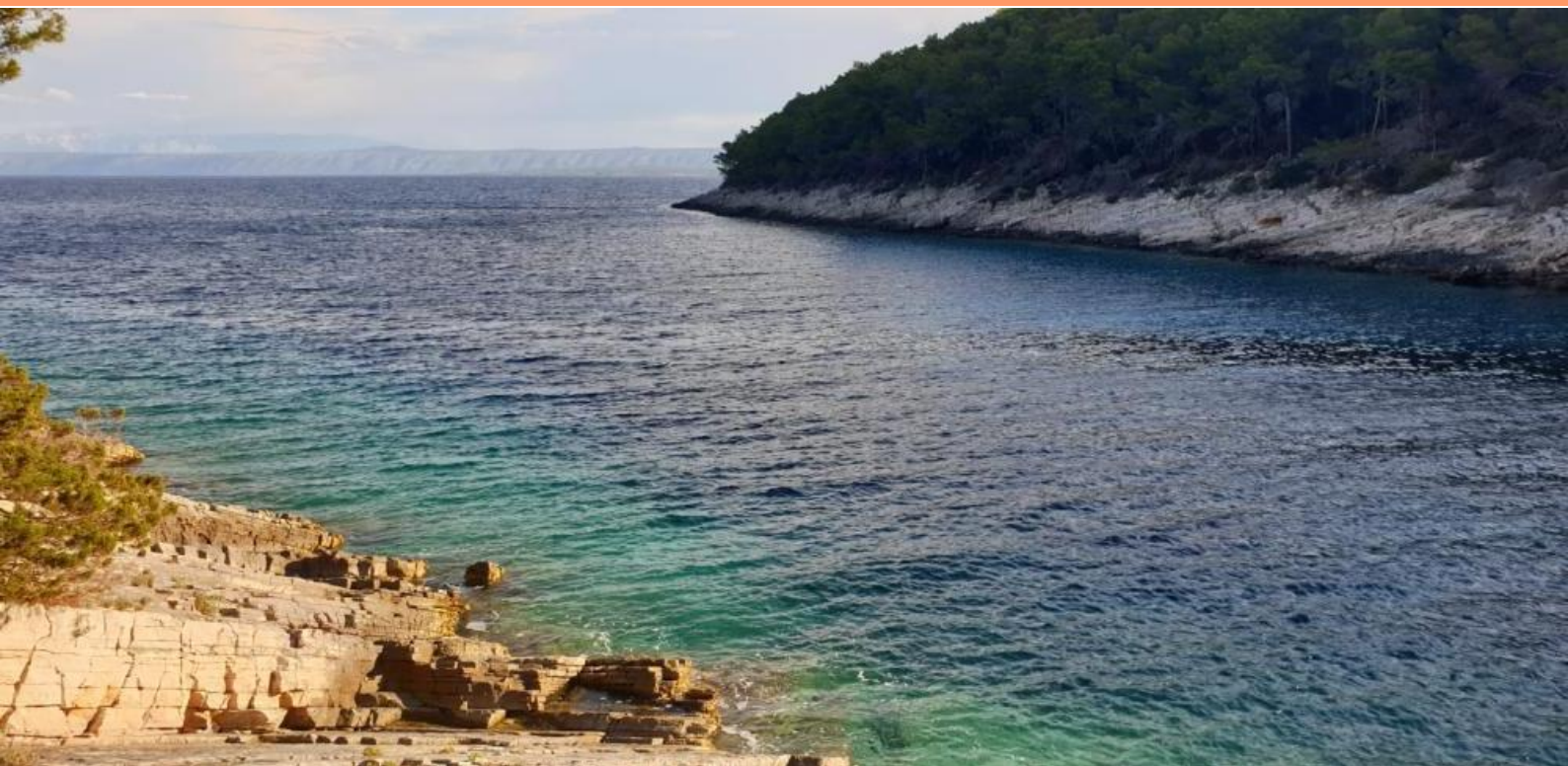


# Land plot

## Vela Luka, Southern Dalmatia



<b>Ref</b>	RE-LB-IRO2022-BIL-032
<b>Type</b>	Land plot
<b>Region</b>	Southern Dalmatia > Island Korcula
<b>Location</b>	Vela Luka
<b>Front line</b>	Yes
<b>Sea view</b>	Yes
<b>Distance to sea</b>	5 m
<b>Plot size</b>	1962 sqm
<b>Price</b>	€ 500 000

# Land plot

## Vela Luka, Southern Dalmatia



Building plot situated by the pristine sea, **on the 1st row to the sea**, just 4.5 kilometers from the charming town of Vela Luka, offering all the essential amenities for a delightful construction of perfect villa!

This remarkable plot spans 1962 m<sup>2</sup> and is enveloped by olive groves and a lush pine forest, setting a serene and picturesque backdrop for a tranquil summer retreat. While immediate infrastructure is currently unavailable, a solution is attainable through the use of solar panels and water tanks. The municipality of Vela Luka plans to construct a substation next year, enhancing the quality of life in this area.

In addition to this prime land, two more plots are available, collectively forming a cohesive unit:

- Plot of 476 m<sup>2</sup>, situated in the second row from the sea. PRICE: €100,000.
- Plot of 476 m<sup>2</sup>, positioned in the third row from the sea. PRICE: €100,000.

The top two plots offer access from the upper side, whereas the plot in the first row is accessed from the lower side, providing diverse access and development opportunities.

As an added bonus, each prospective buyer is offered a complimentary conceptual design when applying for a building permit through a reputable architectural firm.

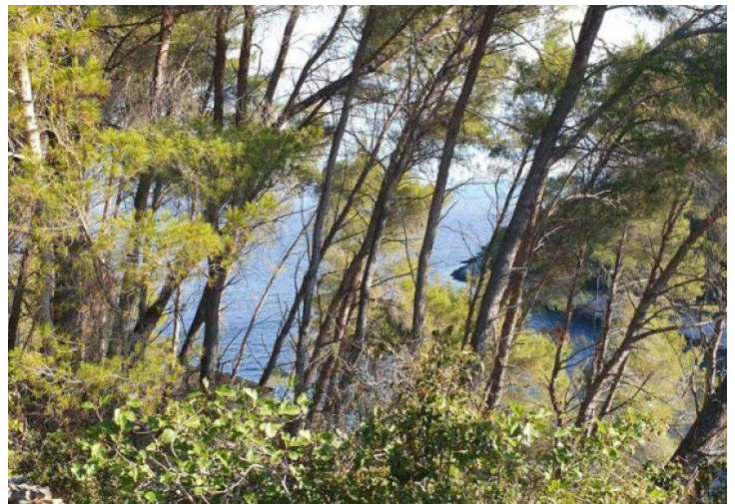
Don't miss this chance to craft your own slice of paradise on the coast of Korčula!

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.



# Land plot

## Vela Luka, Southern Dalmatia





# Land plot

## Vela Luka, Southern Dalmatia

