

# New development

## Sevid, Dalmatia



<b>Ref</b>	RE-LB-IRO1545-1
<b>Type</b>	New development
<b>Region</b>	Dalmatia > Trogir, Ciovo
<b>Location</b>	Sevid
<b>Front line</b>	No
<b>Sea view</b>	Yes
<b>Distance to sea</b>	100 m
<b>Floorspace</b>	64 sqm
<b>No. of bedrooms</b>	2
<b>No. of bathrooms</b>	1
<b>Price</b>	€ 285 000

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Presenting a recently constructed apartment complex **just 100 meters from the sea** and the enticing beach in Sevid, conveniently situated near Trogir and Rogoznica.

Sevid has emerged as a burgeoning tourist destination in recent years, offering a tranquil haven with pristine waters, distanced from the hustle and bustle of tourist and urban noise.

Comprising three urban buildings, each boasting three floors - ground floor, 1st, and 2nd floor - the complex features two buildings housing three residential units each and one building with six units.

Every apartment, whether featuring two or three rooms, has been meticulously designed to cater to comfort and style.

Ground-floor apartments boast private gardens, while those on the first floor come with terraces that unveil a mesmerizing sea view.

This remarkable complex goes beyond the ordinary, offering premium amenities such as a communal heated pool spanning 100m<sup>2</sup>, a sun deck adorned with sunbeds, a rejuvenating sauna, a fitness center, and an outdoor area complete with a barbecue and traditional bread oven.

Fifteen parking spaces ensure convenience for residents and guests alike. Positioned close to the crystalline sea, captivating tourist hubs, and the proximity of Split International Airport, these apartments stand as an ideal location for either personal vacations or lucrative rental opportunities.

### **Apartments currently available for sale are as follows:**

#### **BUILDING A - SOLD**

#### **BUILDING B (yellow building)**

- 1ST FLOOR - S2; 64.32 m<sup>2</sup>; hallway, 2 bedrooms, bathroom, living room + kitchen + dining room, sheltered terrace. Price: €285,000 EUR.

#### **BUILDING C (gray building)**

- GROUND FLOOR - S1: 136.02 m<sup>2</sup>; hallway, 3 bathrooms, 3 bedrooms, living room + kitchen + dining room, covered and uncovered terrace. Price: €425,000 EUR.
- 1ST FLOOR - S2: 129.75 m<sup>2</sup>; hallway, toilet, 3 bedrooms, 3 bathrooms, living room + kitchen + dining room, 3 covered terraces. Price: €445,000 EUR.

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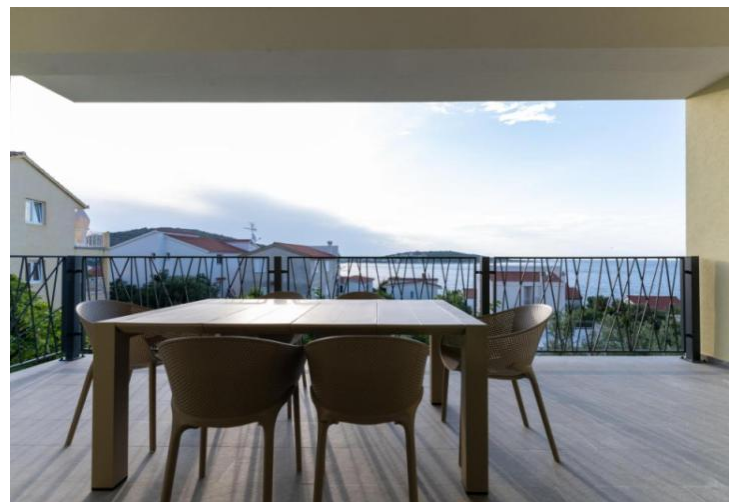
- 2ND FLOOR - S3: 129.75 m2; hallway, toilet, 3 bedrooms, 3 bathrooms, living room + kitchen + dining room, 3 covered terraces. Price: €465,000 EUR.

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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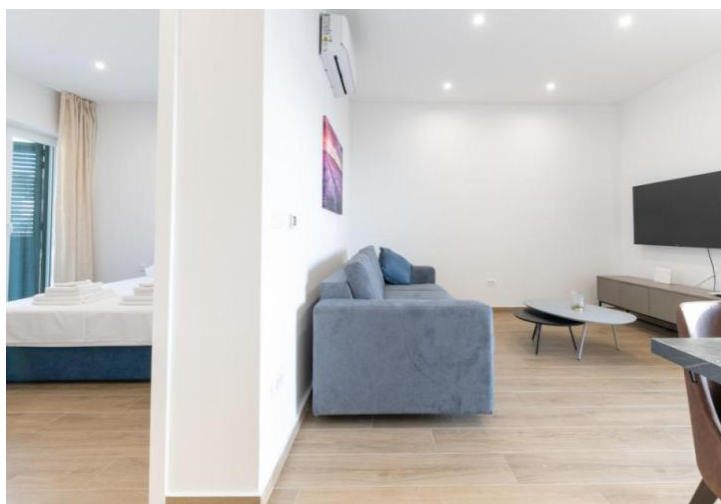
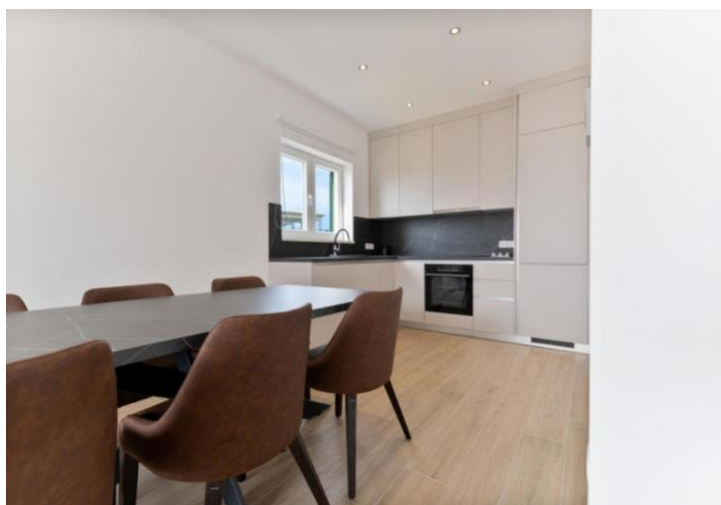
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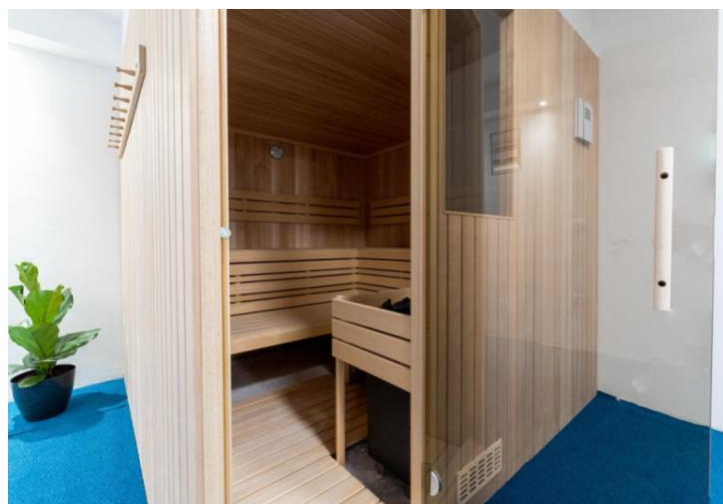


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