

Villa

Zadar, Dalmatia



Ref	RE-LB-IRO30346
Type	Villa
Region	Dalmatia › Zadar
Location	Zadar
Front line	No
Sea view	Yes
Distance to sea	150 m
Floorspace	180 sqm
Plot size	1200 sqm
No. of bedrooms	3
No. of bathrooms	3
Price	€ 1 200 000

Luxury Villa with Stunning Sea Views in Zadar area, mere 150 meters from the sea - with tennis terrain!

Unique villa of this kind for Northern Dalmatia!

This luxurious Provence-style villa, situated on the Novigrad Sea near Zadar, offers breathtaking sea views. It is conveniently located just 300 meters from the beach and 150 meters from the sea.

With a net living area of 180m², the villa comprises a living room, dining room, kitchen, and three en-suite bedrooms—one on the ground floor and two on the first floor. Each room is fully furnished with high-quality fittings, and one of the bathrooms features a whirlpool and sauna.

The ground floor provides direct access to a terrace and a spacious landscaped garden.

The total plot area is 1200m², offering ample outdoor space including a tennis court, swimming pool, and children's playground. The tennis court can also be converted into a football field.

The property is well-equipped with all necessary amenities and is close to major tourist attractions, including the national parks of Paklenica, Plitvice, Kornati, Krka, and Northern Velebit.

Key advantages:

- Swimming Pool
- Jacuzzi
- Tennis Court
- Sauna
- High-Quality Furnishings
- Quiet Location

This luxury villa is located 18 kilometers from Zadar Airport.

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:
6667 €

Average price/m² of this type
in this region:
4474 €

Median price/m² of this type
in this region:
4061 €

Average price/m² of this type
in Croatia:
4368 €

Median price/m² of this type
in Croatia:
3869 €

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