

# House

## Gornji Karin, Dalmatia



<b>Ref</b>	RE-LB-IRO2212
<b>Type</b>	House
<b>Region</b>	Dalmatia > Zadar
<b>Location</b>	Gornji Karin
<b>Front line</b>	No
<b>Sea view</b>	Yes
<b>Distance to sea</b>	200 m
<b>Floorspace</b>	206 sqm
<b>Plot size</b>	226 sqm

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<b>No. of bedrooms</b>	4
<b>No. of bathrooms</b>	2
<b>Price</b>	€ 285 000

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Price fell!

Old price was 299 000 eur, new price is 285 000 eur!

A family home in Gornji Karin, a charming tourist resort in Zadar County.

This location is perfect for a peaceful family vacation, with the house ideally situated just 200 meters from the sea and close to the beach and town center.

The house offers 206 m<sup>2</sup> of living space, divided into two separate apartments.

Each apartment features two bedrooms, a spacious living room, dining area, kitchen, and bathroom.

The ground-floor apartment also includes a terrace and a private yard, while the first-floor unit boasts two balconies and access to an attic that can be customized to your liking.

The property includes a landscaped yard, a large garage, and ample parking.

Renovated just two years ago, the house is in excellent condition and ready for immediate occupancy.

This is a fantastic opportunity for those seeking a tranquil life by the sea or looking to invest in real estate in a desirable tourist destination!

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 m<sup>2</sup>:  
1383 €

Average price/m<sup>2</sup> of this type  
in this region:  
3320 €

Median price/m<sup>2</sup> of this type  
in this region:  
2904 €

Average price/m<sup>2</sup> of this type  
in Croatia:  
2886 €

Median price/m<sup>2</sup> of this type  
in Croatia:  
2582 €



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