

House

Brodarica, Dalmatia



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Ref	RE-LB-2390
Type	House
Region	Dalmatia › Šibenik
Location	Brodarica
Front line	No
Sea view	Yes
Distance to sea	60 m
Floorspace	270 sqm
Plot size	800 sqm
No. of bedrooms	5
No. of bathrooms	3
Price	€ 650 000

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This exceptional house, located just 60 meters from the sea in the serene Brodarica neighborhood near Šibenik, offers the perfect blend of comfort, privacy, and coastal charm.

Brodarica is renowned for its stunning stone and sandy beaches, making it an ideal destination for family vacations and seaside relaxation.

Situated on a generous 800 m² plot, the property boasts a total living space of 270 m² and features two separate apartments, each with its own private entrance, ensuring maximum flexibility and privacy.

The ground-floor apartment includes three spacious bedrooms, a fully equipped kitchen, a dining area, and a bright living room that opens onto a covered terrace, creating a perfect space for outdoor relaxation.

The first-floor apartment offers a spacious living room with access to a terrace showcasing breathtaking sea views, a modern kitchen with a dining area, two comfortable bedrooms, two bathrooms, and a utility room for added convenience.

This stunning home is being sold fully furnished, allowing the new owner to enjoy all its features immediately. The property also includes four dedicated parking spaces, while the beautifully landscaped yard with a barbecue area and a charming gazebo provides an ideal setting for family gatherings and outdoor enjoyment.

Don't miss the opportunity to own this beautiful coastal retreat in a prime location. Contact us today for more details or to schedule a viewing!

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.

Property advantages:

Modern

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Price per m²:
2.407 €

Average price/m² of this type
in this region:
3.252 €

Median price/m² of this type
in this region:
2.703 €

Average price/m² of this type
in Croatia:
3.017 €

Median price/m² of this type
in Croatia:
2.624 €

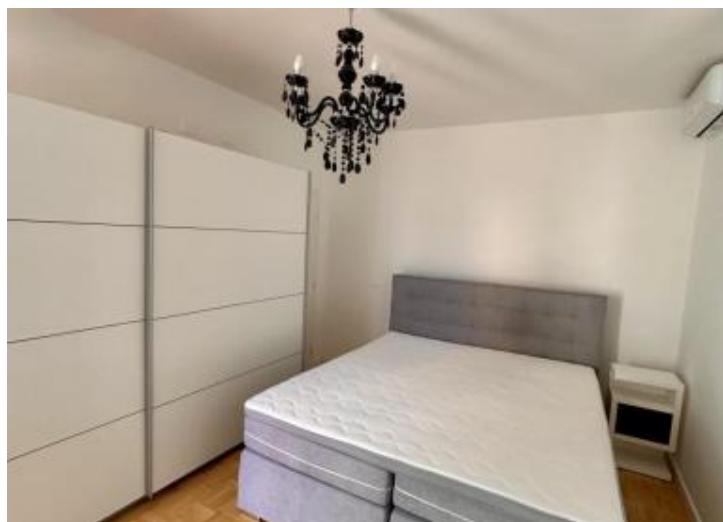
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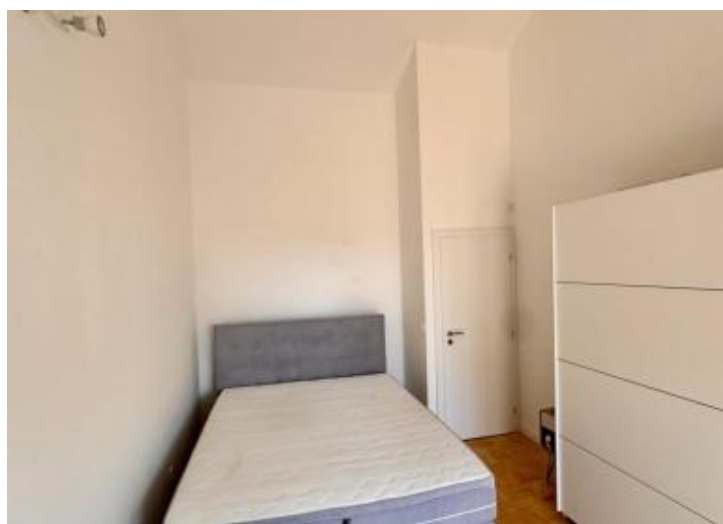
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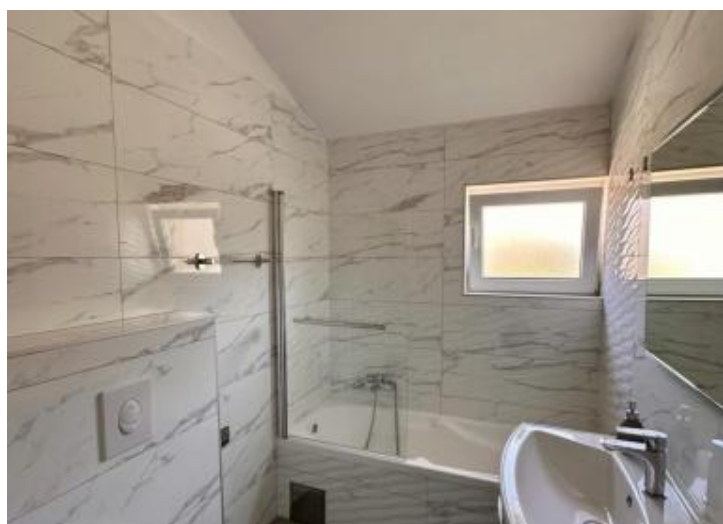
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