

Villa

Starigrad, Karlobag



Ref	RE-U-37685
Type	Villa
Region	Karlobag
Location	Starigrad
Front line	No
Sea view	Yes
Distance to sea	60 m
Floorspace	180 sqm
Plot size	854 sqm
No. of bedrooms	3
No. of bathrooms	4
Price	€ 1 050 000

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Modern villa with a swimming pool, second row to the sea, and panoramic sea views, 60m from the sea!

This modern luxury villa of 180 sq.m. on a land plot of 864 sq.m. with a swimming pool and breathtaking sea views offers the ultimate in comfort and a sophisticated lifestyle.

Located in a tranquil setting, just 60 meters from the coast in the second row, it is perfect for those seeking privacy while being close to the sea. The spacious ground floor combines elegance and functionality, with a modern kitchen connected to the dining room and an airy living room, creating the ideal space for relaxation and socializing. There is also a guest toilet, a bathroom with laundry facilities, and a technical room with a separate entrance.

The first floor of this exclusive villa features three luxurious bedrooms, each with its own bathroom and access to a large terrace. The view from here is truly spectacular—the blue of the sea and the endless horizon create a sense of perfect harmony.

Built with the highest quality materials, the villa boasts impeccable energy efficiency with an A+ rating. Underfloor heating ensures a comfortable temperature throughout the year, while air conditioning in every room maximizes comfort. The roof is designed for the future installation of solar panels, providing an opportunity for sustainable and cost-efficient living.

Located in the beautiful Starigrad, a place that combines pristine nature, rich history, and crystal-clear seas, this villa offers the perfect blend of luxury and Mediterranean lifestyle.

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:

Swimming pool

Floor heating

Modern

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Price per m²:
5.833 €

Average price/m² of this type
in this region:
4.200 €

Median price/m² of this type
in this region:
4.358 €

Average price/m² of this type
in Croatia:
4.567 €

Median price/m² of this type
in Croatia:
3.950 €

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