

Apartment

Povile, Kvarner



Ref	RE-U-37972
Type	Apartment
Region	Kvarner › Novi Vinodolski
Location	Povile
Front line	No
Sea view	Yes
Distance to sea	50 m
Floorspace	107 sqm
Plot size	65 sqm

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No. of bedrooms	3
No. of bathrooms	2
Price	€ 377 000

Exclusive Three-Bedroom Apartment in Povile - Just 50m from the Sea

We present a **spacious and elegant three-bedroom apartment** of **107.90 m²**, ideally located in **Povile**, just **50 meters from the sea and beach**.

With a **south-facing orientation**, the apartment enjoys **abundant natural light** throughout the day, creating a bright and airy living space.

Key Features:

- **Total area:** 107.90 m²
- **Bedrooms:** 3 | **Bathrooms:** 2
- **Spacious living room & modern kitchen with dining area**
- **Two balconies + large terrace**
- **Private garden with barbecue area**
- **Fully furnished with high-quality furniture & appliances**
- **Two private parking spaces**
- **Prime location - 50m from the sea**

Apartment Layout & Amenities

- **Three comfortable bedrooms** with stylish furnishings
- **Spacious living room**, perfect for relaxation
- **Modern kitchen & dining area**, fully equipped
- **Two elegantly designed bathrooms**
- **Storage room for added convenience**
- **Two balconies + a large terrace** with outdoor seating
- **Private garden with barbecue**, ideal for outdoor gatherings

Ideal for Living or Investment

Thanks to its **prime location** near the sea, this apartment is a **perfect home** for year-round living or a **highly profitable investment** for tourist rentals.

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:
3523 €

Average price/m² of this type
in this region:
3471 €

Median price/m² of this type
in this region:
3428 €

Average price/m² of this type
in Croatia:
4483 €

Median price/m² of this type
in Croatia:
4159 €

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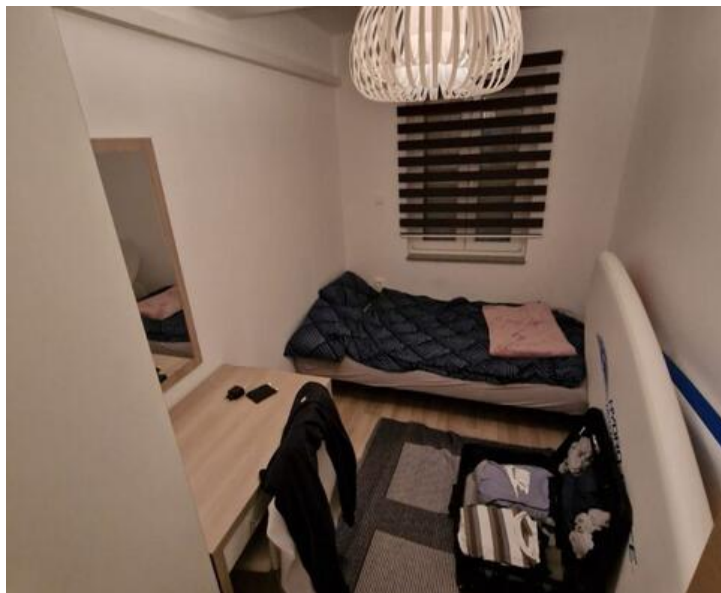
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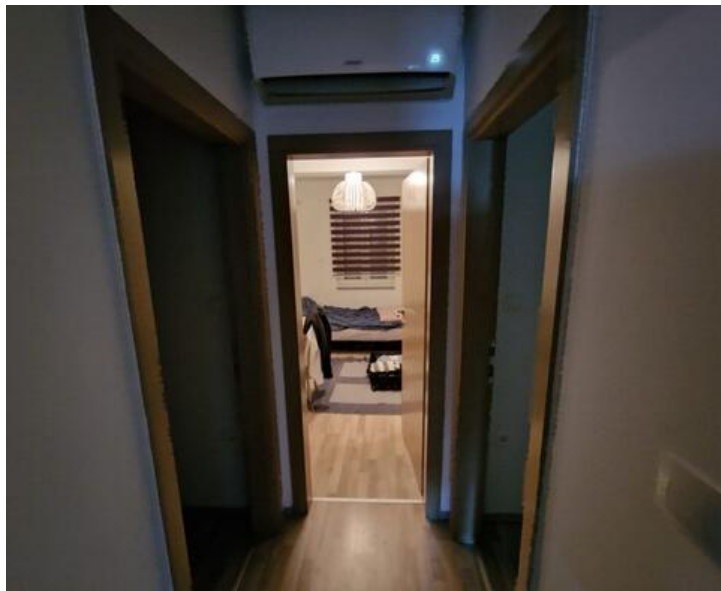
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