

Villa

Krilo Jesenice, Dalmatia



Ref	RE-LB-IRO2505
Type	Villa
Region	Dalmatia > Omiš
Location	Krilo Jesenice
Front line	No
Sea view	Yes
Distance to sea	850 m
Floorspace	213 sqm
Plot size	1848 sqm
No. of bedrooms	4
No. of bathrooms	5
Price	€ 2 500 000

Villa

Krilo Jesenice, Dalmatia



Just a short drive from the crystal-clear Adriatic Sea, this stunning villa offers a rare blend of total privacy, luxurious comfort, and breathtaking sea views. Situated at an elevation of 250 meters, it is the last property within the construction zone, ensuring uninterrupted views and complete seclusion.

Set on a spacious plot of 1,848 square meters, the villa spans a total gross area of 213 square meters. The ground floor features an elegant living room with an indoor fireplace, a bright dining area connected to a fully equipped modern kitchen, a guest toilet with a pantry, and a covered terrace with a summer kitchen and built-in barbecue — ideal for relaxing evenings with panoramic sunsets.

Upstairs, there are four stylish bedrooms, each with its own private en-suite bathroom, designed for maximum comfort and privacy.

The exterior is equally impressive, offering a heated swimming pool with a jacuzzi and electrolysis system, surrounded by peaceful greenery. Modern heating and cooling systems ensure comfort throughout the year, while the property is equipped with sustainable features such as a personal water cistern, rainwater collection, bio septic systems, and infiltration wells.

Located just ten minutes from the vibrant towns of Omiš and Split, the villa combines serene countryside living with quick access to the coast, restaurants, marinas, and historic landmarks.

Whether you are searching for a luxurious private residence or a high-end investment property with strong rental potential, this villa offers a unique opportunity to experience the best of the 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
- Storage
- Spa
- Modern

Villa

Krilo Jesenice, Dalmatia



Price per m²:
11.737 €

Average price/m² of this type
in this region:
4.945 €

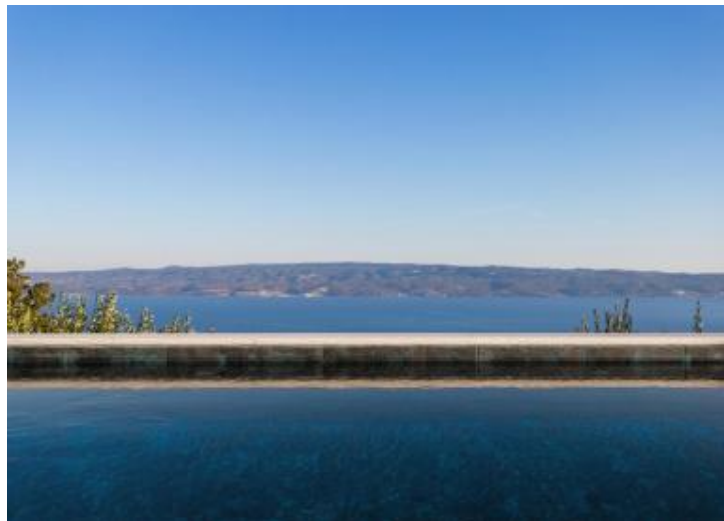
Median price/m² of this type
in this region:
4.634 €

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

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

Villa

Krilo Jesenice, Dalmatia



Villa

Krilo Jesenice, Dalmatia



Villa

Krilo Jesenice, Dalmatia



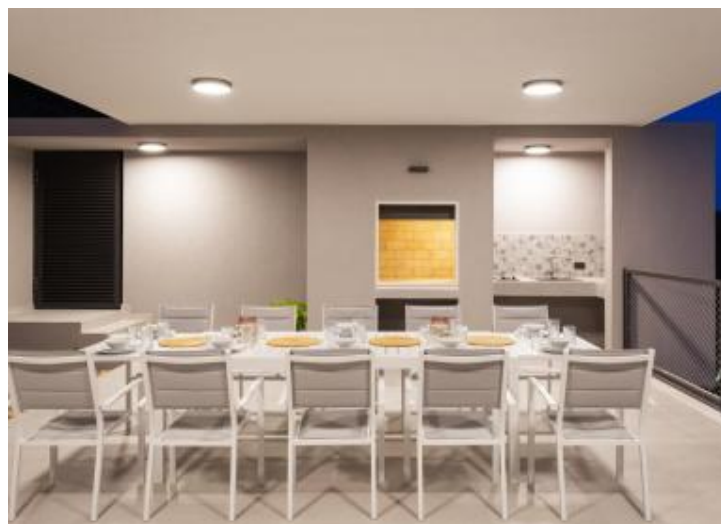
Villa

Krilo Jesenice, Dalmatia



Villa

Krilo Jesenice, Dalmatia



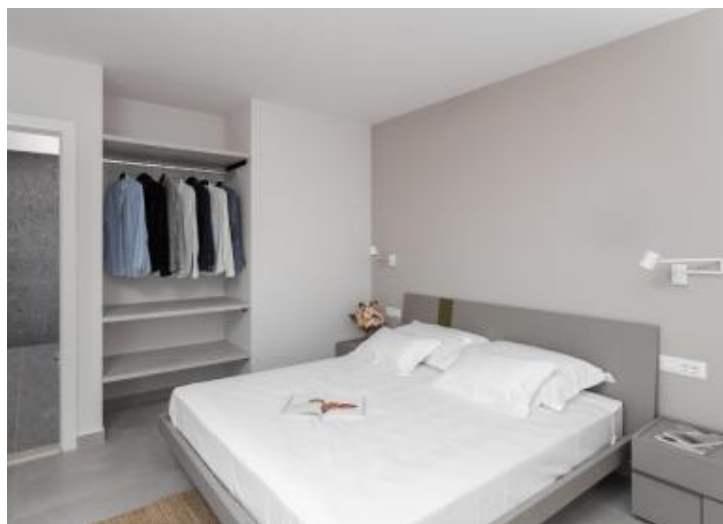
Villa

Krilo Jesenice, Dalmatia



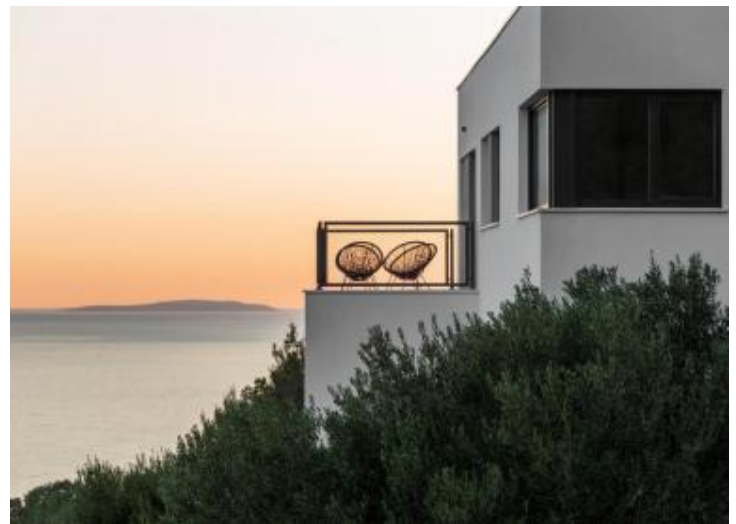
Villa

Krilo Jesenice, Dalmatia



Villa

Krilo Jesenice, Dalmatia



Villa

Krilo Jesenice, Dalmatia



Villa

Krilo Jesenice, Dalmatia

