

Villa

Solta, Dalmatia



Ref	RE-LB-IRO2527
Type	Villa
Region	Dalmatia › Island Šolta
Location	Solta
Front line	No
Sea view	Yes
Distance to sea	1000 m
Floorspace	270 sqm
Plot size	1800 sqm
No. of bedrooms	3
No. of bathrooms	4
Price	€ 2 000 000

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Modern-style villa in a serene setting on Šolta, approximately 1 km from the sea!

Nestled in an authentic island environment, this villa features a sleek minimalist design complemented by traditional stone cladding and dry stone walls, perfectly blending with the natural landscape.

Newly built and elegantly designed, the villa of 270 m² is located in a picturesque village on the island of Šolta, set on a spacious 1800 m² plot that ensures maximum privacy and tranquility near the coast.

Šolta is renowned for its unspoiled nature, crystal-clear waters, genuine Dalmatian atmosphere, and rich history, making it an ideal destination for a peaceful getaway. The island enjoys good connections to the mainland via regular ferry services, especially during the summer months.

The villa's modern exterior harmonizes with traditional island elements, highlighting the timeless elegance of stone, a material used locally for centuries. Inside, the contemporary design incorporates stylish features and luxurious amenities such as a sauna, swimming pool with sunbathing area, and hot tub, all equipped to satisfy the most discerning buyers.

Spanning 320 m² over two floors, the villa includes a spacious living area with an integrated olive tree, kitchen, dining room, and guest toilet on the ground floor.

Upstairs, there are three en-suite bedrooms, a study, and a large terrace with a hot tub offering breathtaking sea views.

The interior is bright, airy, and refined, combining clean modern lines with authentic details and natural materials that add warmth and character. Neutral tones and minimalist furnishings enhance the villa's unique atmosphere, allowing the traditional stonework and textures to shine.

Outside, the landscaped grounds create a true oasis with Mediterranean greenery, multiple relaxation zones, a swimming pool, summer kitchen with barbecue, and outdoor dining area.

Thanks to its prime location, Villa Solenta offers complete privacy and is perfect for those seeking a quiet retreat close to essential amenities. It also presents an excellent investment opportunity, with strong potential for tourist rentals on this charming Adriatic island.

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:
7407 €

Average price/m² of this type
in this region:
5991 €

Median price/m² of this type
in this region:
5957 €

Average price/m² of this type
in Croatia:
4416 €

Median price/m² of this type
in Croatia:
3874 €

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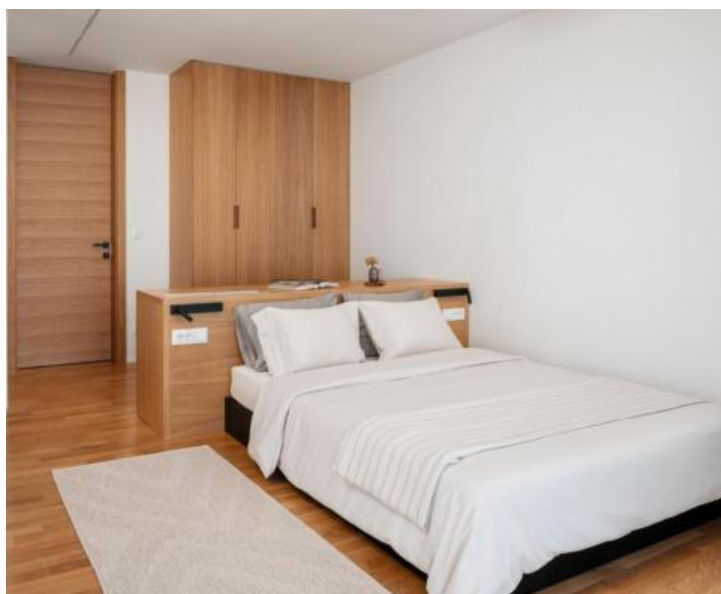
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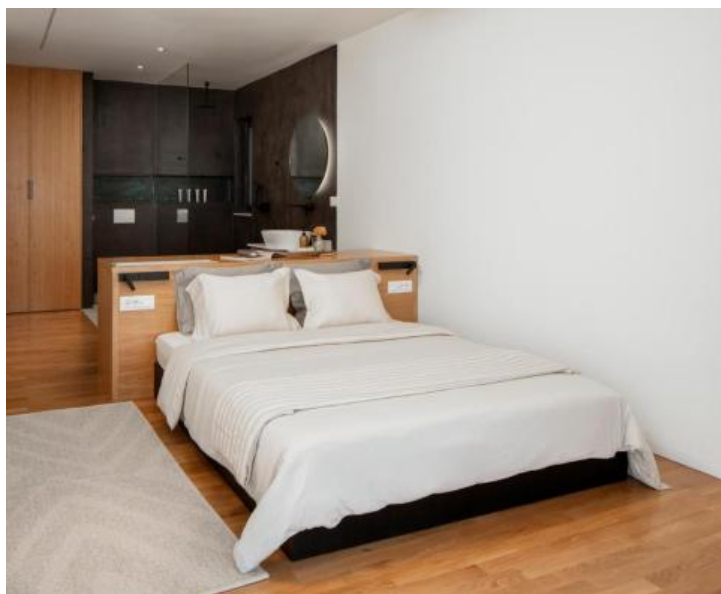
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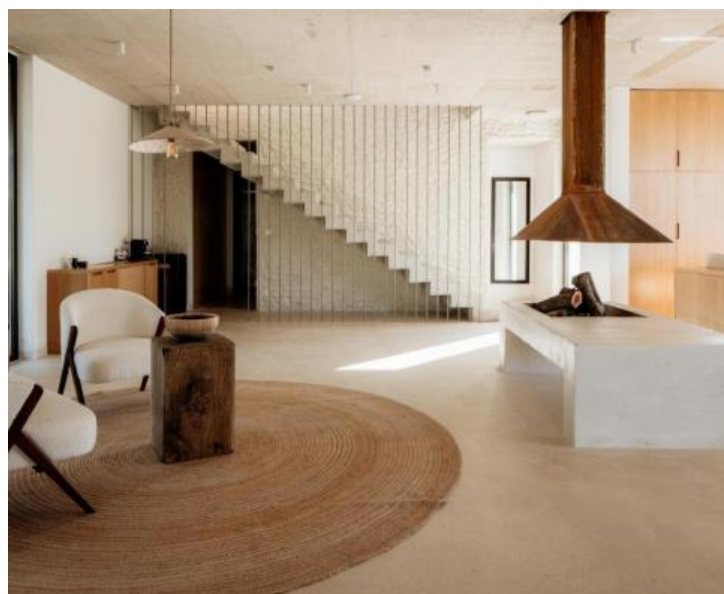
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