

# Land plot

## Sevid, Dalmatia



<b>Ref</b>	RE-LB-TR047
<b>Type</b>	Land plot
<b>Region</b>	Dalmatia › Trogir, Ciovo
<b>Location</b>	Sevid
<b>Front line</b>	No
<b>Sea view</b>	Yes
<b>Distance to sea</b>	90 m
<b>Plot size</b>	1456 sqm
<b>Price</b>	€ 435 000

# Land plot

## Sevid, Dalmatia



A prime building plot of 1,456 square meters is available for sale in the beautiful Sičenica Bay near Sevid, located just 90 meters from the sea. This exceptional property offers an outstanding opportunity to create a luxury coastal residence or an investment project in one of Dalmatia's most tranquil and scenic bays.

The land has a regular shape and comes with a valid building permit for a new contemporary design villa with a pool, with a total gross area of 250 square meters. There is also flexibility to modify the existing project or develop a larger property according to your preferences. The parcel can be divided into two separate plots, allowing for the construction of two individual buildings—an ideal option for investors or private buyers seeking versatility.

Featuring breathtaking views of the sea and the bay, easy car access, and a peaceful natural setting, this location offers the perfect balance of privacy and proximity to the coast. Sičenica Bay is celebrated for its pristine nature, crystal-clear waters, and serene atmosphere, making it an exceptional place to enjoy the true 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:**

Building permit  
Modern

# Land plot

## Sevid, Dalmatia



Price per m<sup>2</sup>:  
299 €

Average price/m<sup>2</sup> of this type  
in this region:  
272 €

Median price/m<sup>2</sup> of this type  
in this region:  
239 €

Average price/m<sup>2</sup> of this type  
in Croatia:  
267 €

Median price/m<sup>2</sup> of this type  
in Croatia:  
187 €

# Land plot

## Sevid, Dalmatia



# Land plot

## Sevid, Dalmatia

