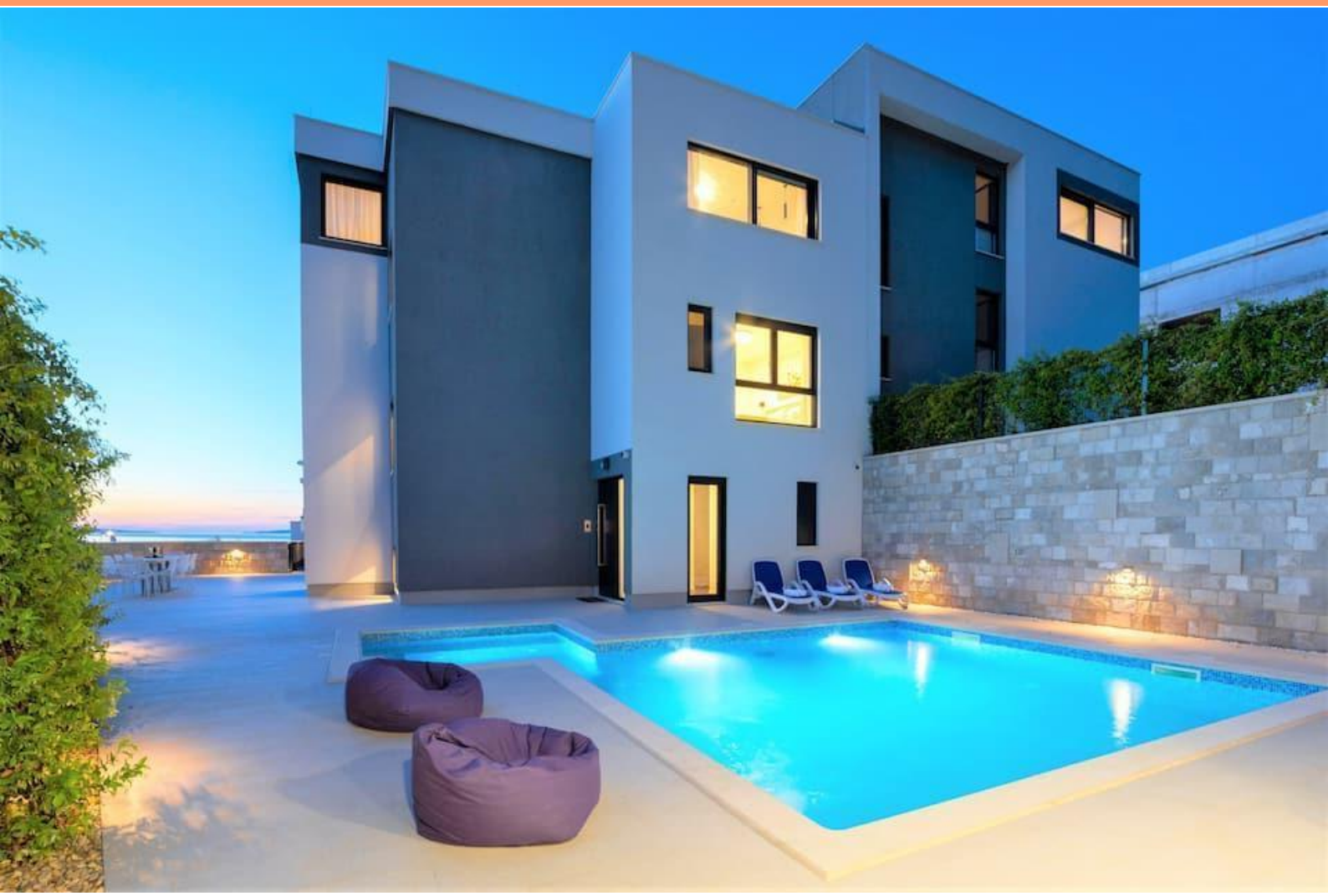
Villa
Strozanac, Dalmatia

Adrionika
Real Estate in Croatia



Ref	RE-LB10407
Type	Villa
Region	Dalmatia › Split
Location	Strozanac
Front line	No
Sea view	Yes
Distance to sea	500 m
Floorspace	385 sqm
Plot size	382 sqm
No. of bedrooms	4
No. of bathrooms	4
Price	€ 1 375 000

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adrionikainfo@gmail.com
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Strozanac, Dalmatia

Adrionika
Real Estate in Croatia

The new villas luxury settlement in Strožanac, prestigious suburb of Split!
Position just 500 meters from the sea with fantastic sea views is a guarantee of high demand for villas!

It located at the foot of Mount Perun with a panoramic view of the Split and a wonderful view of the peaceful green surroundings.

The settlement offers several brand-new villas for sale!
The project is made dfor 20 cadastre parcels with 20 villas (10 double buildings).

Total surface of average villa is 385 m2.
It offers three levels.

Basement offers garage for two cars, a storage room and a storage room.
Ground floor has a public area with living room, dining room and kitchen (60 sqm), toilet, storage room, wardrobe and covered terrace.
First floor offers private area with four bedrooms, four bathrooms and two wardrobes.
In the upper part of the building there is a living room, a toilet, a pantry, and an exterior to the covered terrace of 22 sqm, as well as the exit to the uncovered terrace of 37 sqm.
Land plot for each villa is 382 m2.

These villas offer a combination of sea and nature, city and almost rural silence!
A closed gated domain presumes high extent of privacy!

Villas are completely finished and furnished as per the highest standards.
Price is inclusive of VAT.

By December 2021 three villas are left for sale:

Villa 10 has basement, ground floor , 1st floor and superstructure – bruto surface 500 m2.

Villa 13 and 14 are semi-detached, 420 m2 each. Basement, garage, ground floor, 1st floor and superstructure(one 1 bedroom apartment).

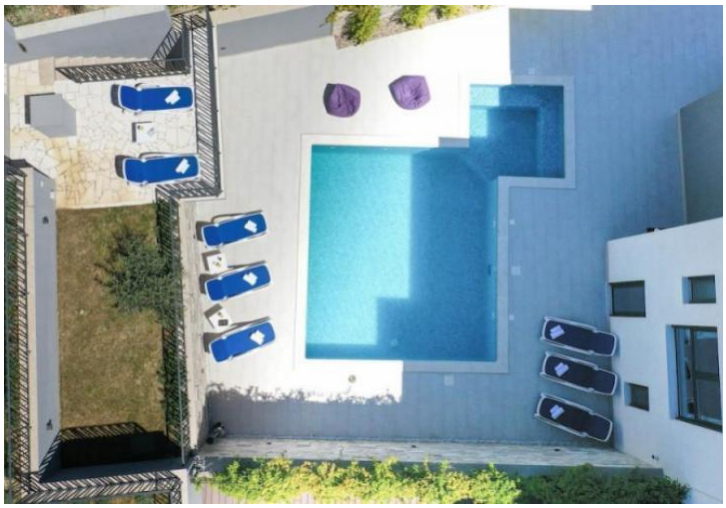
Overall additional expenses borne by the Buyer of real estate in Croatia are around 7% of property cost in total, which includes: property transfer tax (3% of property value), agency/brokerage commission (3%+VAT on commission), advocate fee (cca 1%), notary fee, court registration fee and official certified translation expenses. Agency/brokerage agreement is signed prior to visiting properties.

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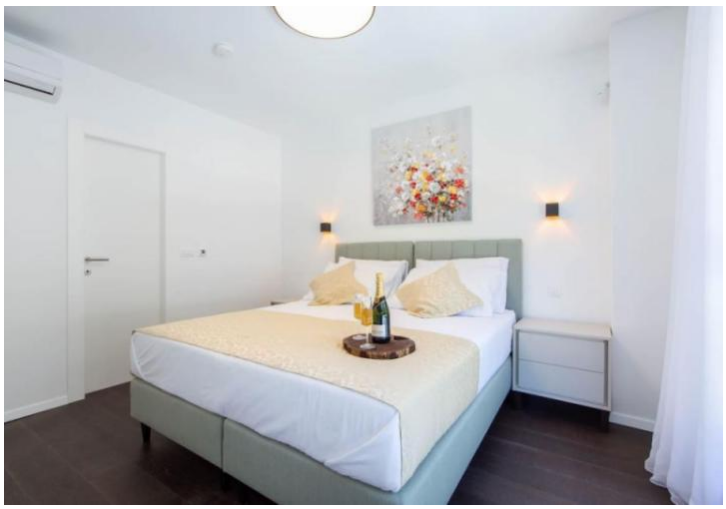
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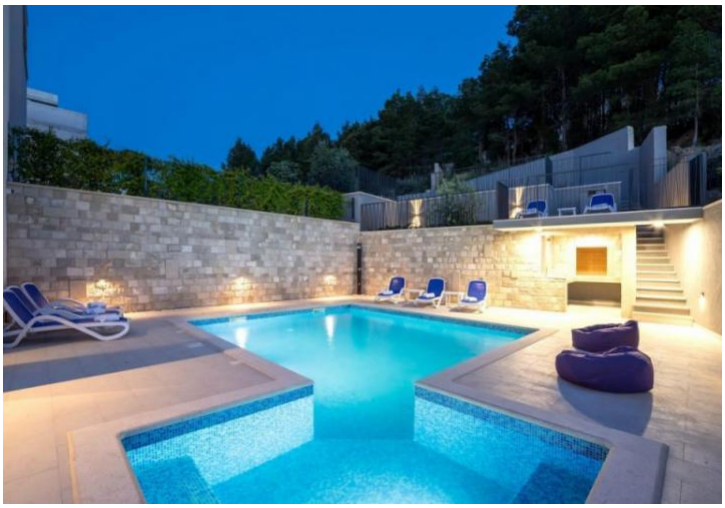




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