House
Razanj, Dalmatia

Ref	RE-LB10420
Type	House
Region	Dalmatia › Sibenik
Location	Razanj
Front line	Yes
Sea view	Yes
Distance to sea	10 m
Floorspace	245 sqm
Plot size	280 sqm
No. of bedrooms	5
No. of bathrooms	2
Price	€ 490 000

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Hot offer! Great place!

A wonderful family house on the first row to the sea next to beautiful pebble beach in a small place near Rogoznica - called Razanj!
There is a possibility of mooring below the house! House has two garages - rarity for Croatia!

The house is close to the town and famous tourist destination Rogoznica, and yet in the middle of the wooded area of a quiet bay with beautiful views from every room of the building!

The house is spread over three floors, with total living space of 245 sqm.
Two spacious garages are located in the basement.

On the other two floors there are two 2-bedroom apartments with separate exntrances. Upper floor is in roh-bau condition.

Large BBQ at the back of the house with a jacuzzi instalments

For extra 100 000 eur it can be a dream house with two apartments in the first row.

There is a possibility of connecting both apartments and using of the property as a lovely family villa close to the sea.

The house is rich with many loggia located on the south side and provide a beautiful view of the sea and bay!

On the north side of the house there is a space that is designed for family parties - a large summer kitchen with chimney.
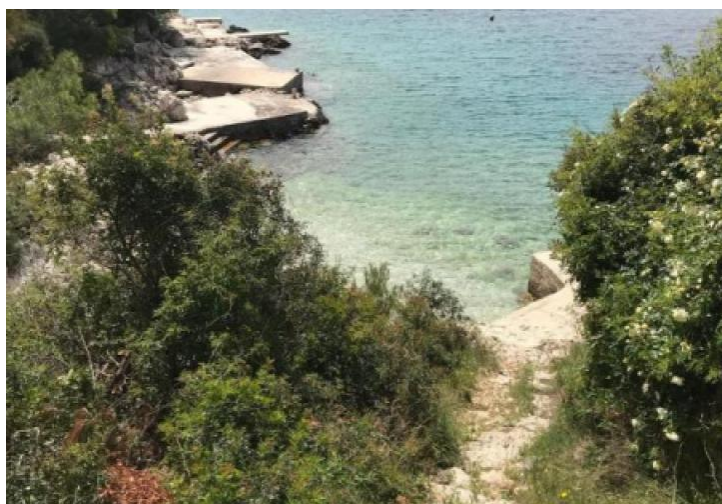The area is covered, there is a barbecue and there is a Jacuzzi.

Excellent price for real estate located on the first row to the sea! It is at the edge of the village, so there is a forest opposite the house with fantastic birds signing.

Great investment potential!

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.
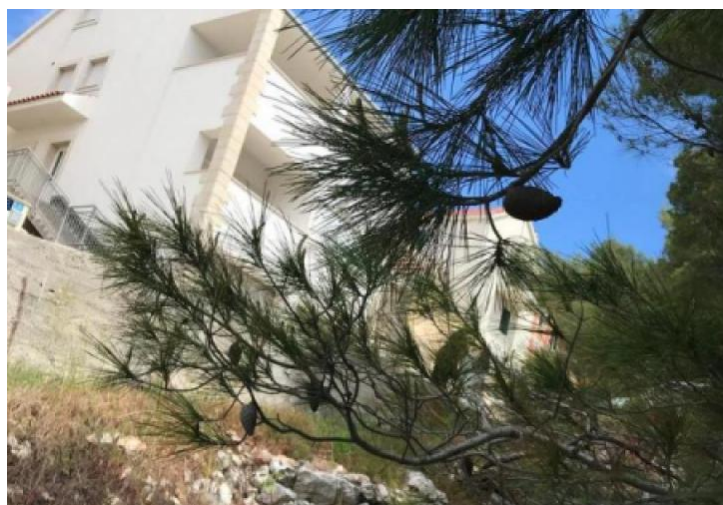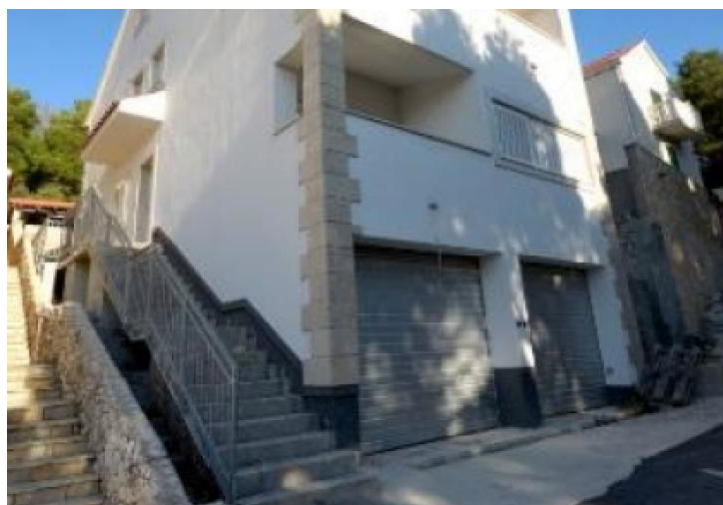
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