

# Villa

## Zadar, Dalmatia



<b>Ref</b>	D-70519
<b>Type</b>	Villa
<b>Region</b>	Dalmatia › Zadar
<b>Location</b>	Zadar
<b>Front line</b>	Yes
<b>Sea view</b>	Yes
<b>Distance to sea</b>	5 m
<b>Floorspace</b>	441 sqm
<b>Plot size</b>	600 sqm
<b>No. of bedrooms</b>	4
<b>No. of bathrooms</b>	4
<b>Price</b>	Price upon request

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Luxury villa first row to the sea in a unique location near Zadar - under construction.

Total area will be 441 sq.m.

Start of construction is 09/2022, completion is planned for summer 2023.

The basement consists of a tavern, wellness, bathroom, 97 m2.

The ground floor contains kitchen, dining room, living room, bedroom with bathroom, large open space with covered terraces, a total of 148 m2.

On the first floor there are hall, 3 bedrooms, each with its own bathroom, and a loggia, a total of 104 m2.

On the second floor there is a sauna, a large terrace with a swimming pool of 22m2, and a wc, total of 92 m2.

At this stage, the potential buyer can choose the materials for the interior of the villa, choose colours and materials.

Modern design of the villa is really impressive.

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.

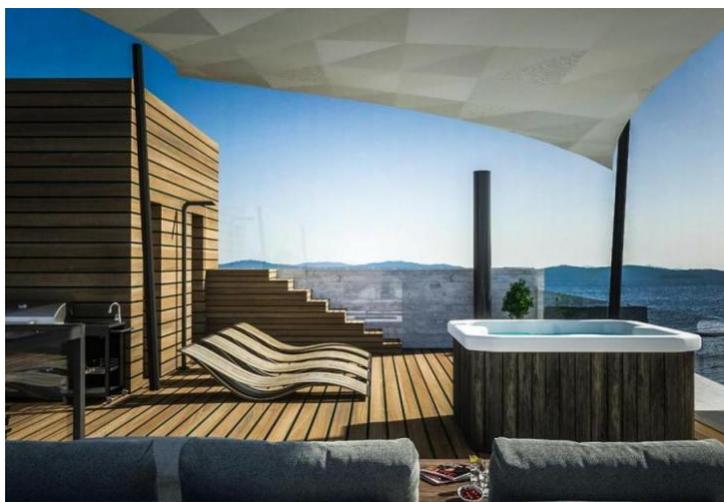
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