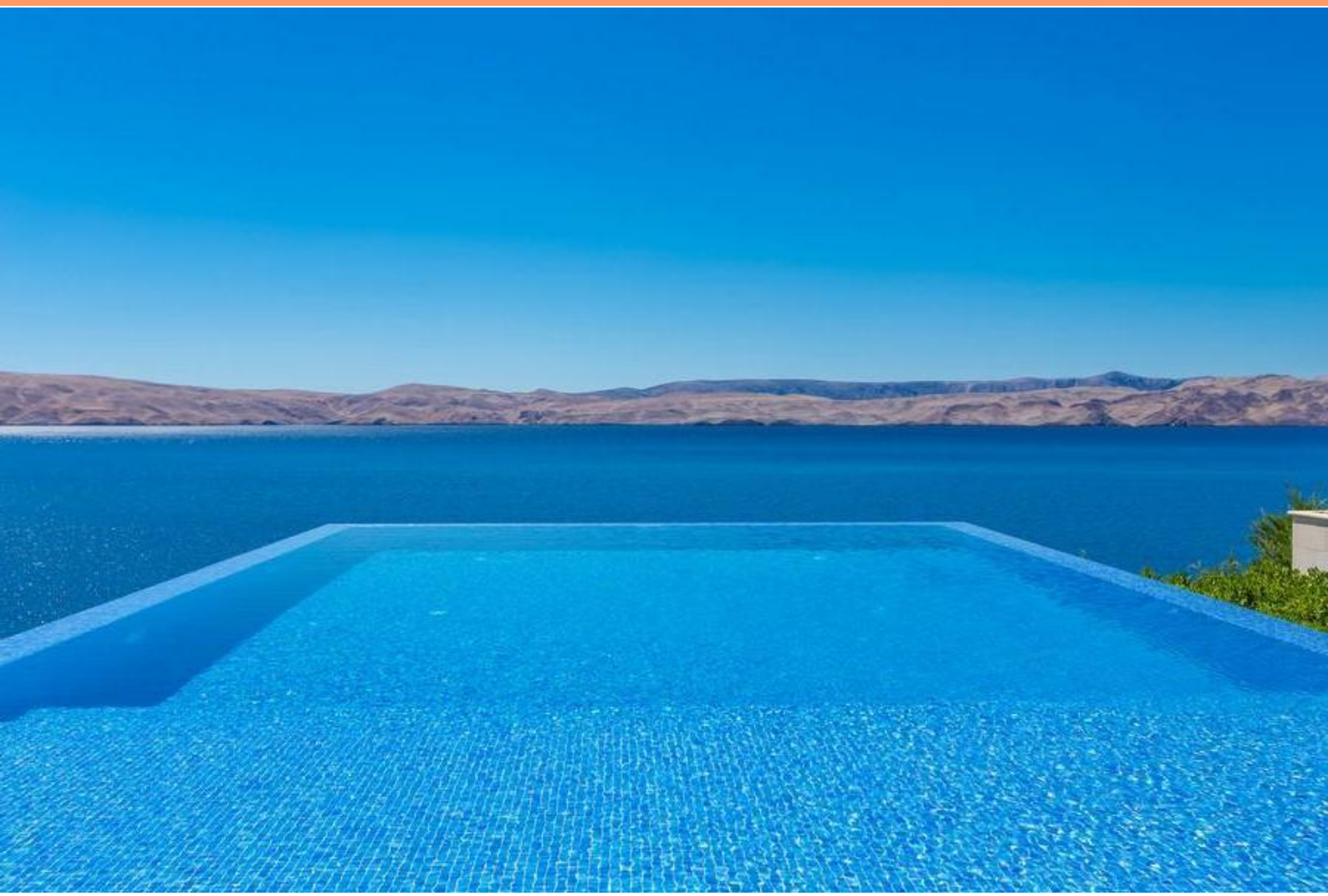
Villa
Cesarica, Karlobag, Karlobag

Adrionika
Real Estate in Croatia



Ref	RE-U-15376
Type	Villa
Region	Karlobag
Location	Cesarica, Karlobag
Front line	Yes
Sea view	Yes
Distance to sea	20 m
Floorspace	344 sqm
Plot size	1260 sqm
No. of bedrooms	4
No. of bathrooms	4
Price	€ 2 240 000

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Cesarica, Karlobag, Karlobag

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Fantastic seafront villa with indoor and outdoor swimming pools on Karlobag riviera, a true piece of art!
First line to the sea beauty with amazing sea views!
Just a few steps down the stone staircase - and you are on almost private beach!

Construction is just completed in 2022 as per the highest standards of construction and finishing.
It's 5***** star ranking is just another facet of it's perfection.

Total surface incl. terraces is cca. 344 sq.m. Land plot is 1260 sq.m.

Ground floor offers entrance area, living room with open-plan modern kitchen and dining room, wellness area with fitness + sauna + indoor swimming pool, toilet, terrace.
First floor contains hallway, 4 bedrooms, each with its own bathroom en-suite, terrace with marvellous sea views.
The highlight of the villa is the terrace with an infinity swimming pool and an incomparable view of the sea and the picturesque coastline.

This outstanding villa benefits:
- summer kitchen
- five outdoor parking places
- air conditioning
- indoor swimming pool
- outdoor swimming pool
- sauna
- fitness
- indoor fireplace
- panoramic glazing
- isolated position
- breathtaking sea views

It is a rare combination of 5***** star facilities, astonishing modern elegance and wonderful sea views.
Position is just unique right by the sea!

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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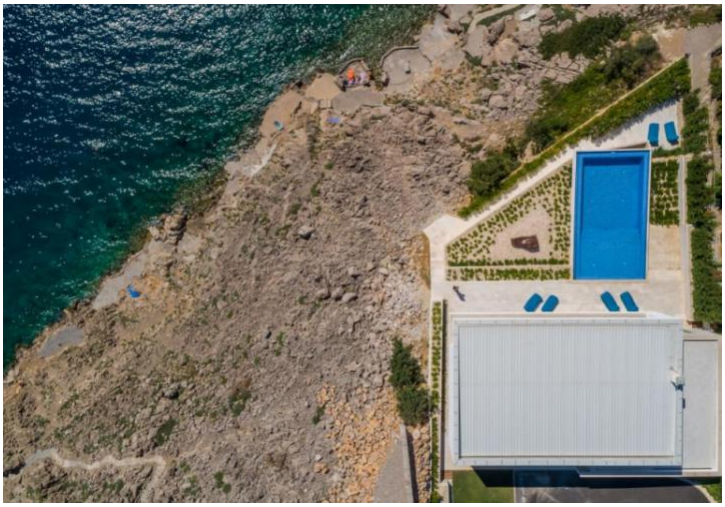
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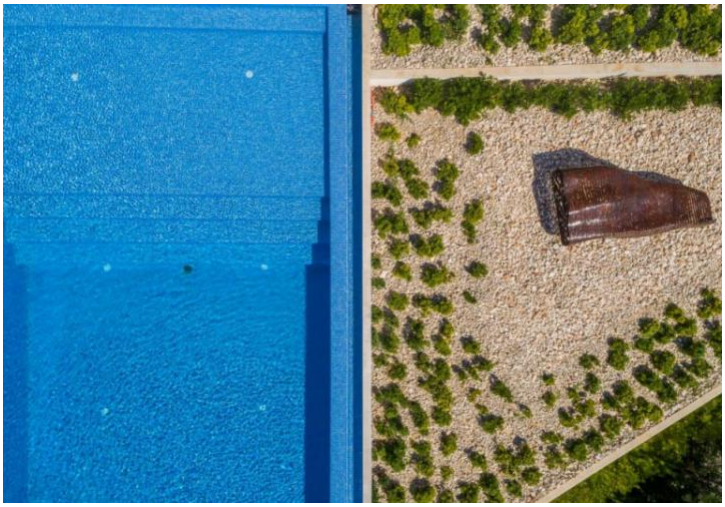
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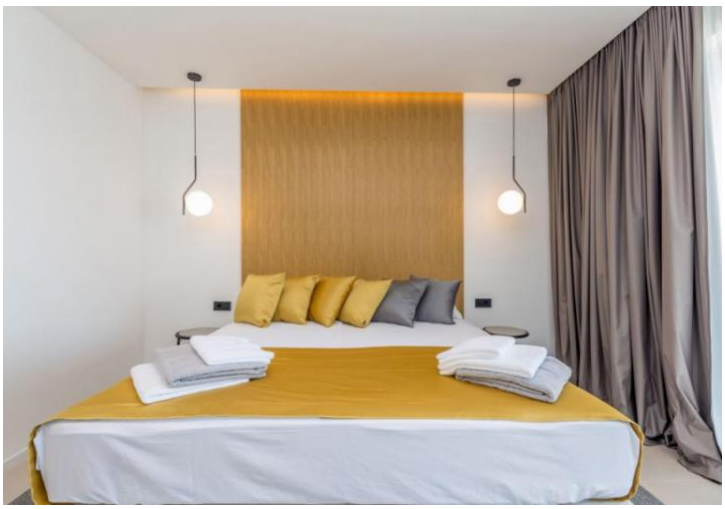
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