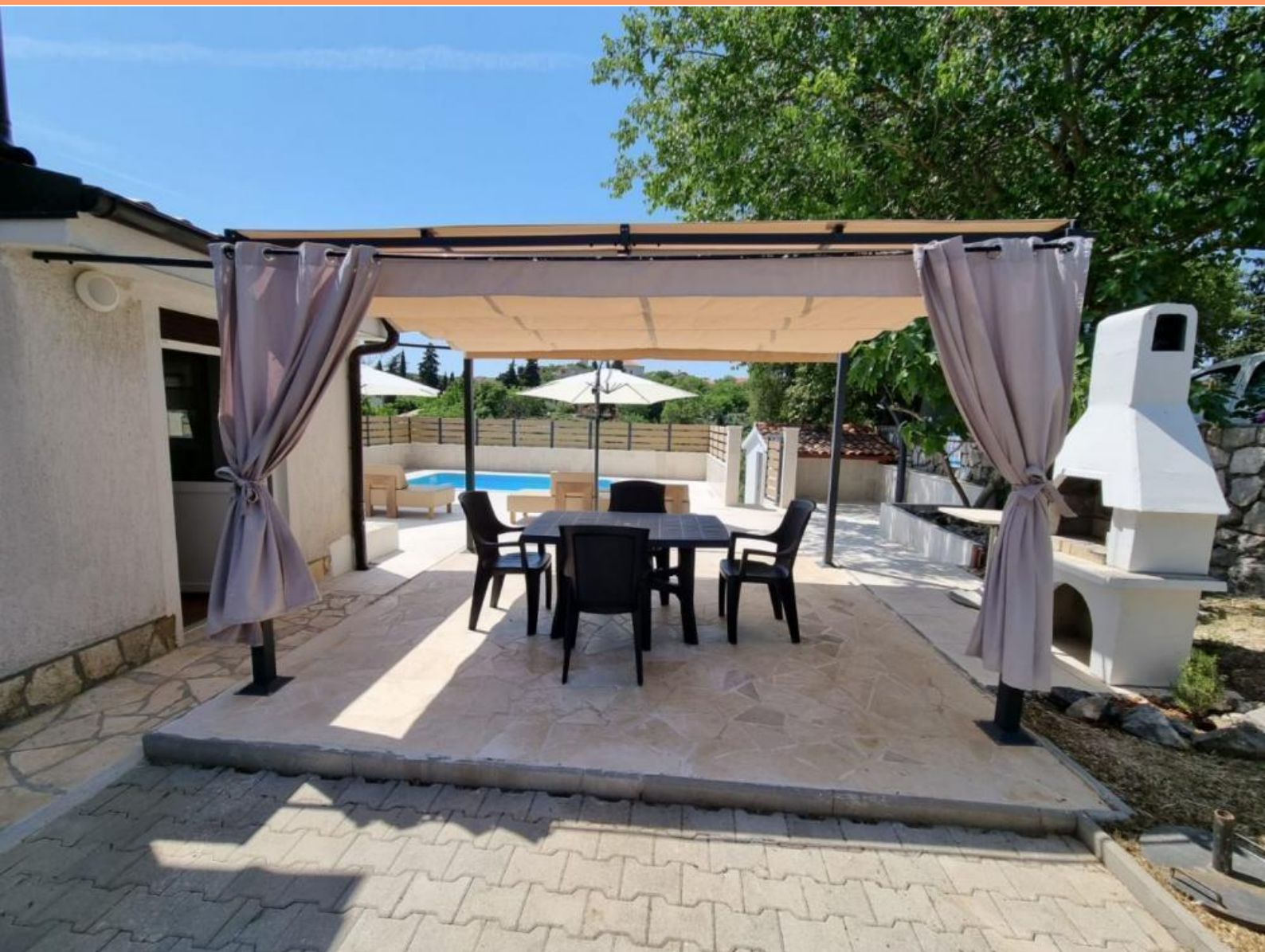


Villa

Krk, Kvarner



Ref	RE-U-16798
Type	Villa
Region	Kvarner > Island Krk
Location	Krk
Front line	No
Sea view	No
Distance to sea	5000 m
Floorspace	74 sqm
Plot size	150 sqm

Villa

Krk, Kvarner



No. of bedrooms	2
No. of bathrooms	1
Price	€ 380 000

Villa

Krk, Kvarner



Villetta with swimming pool on Krk island!
Total area is 74 sq.m. Land plot is 150 sq.m.
Villetta was completely remodelled in 2022 (year of construction - 1940).

It consists of basement, ground floor and high attic.
The basement offers a hallway, one bedroom, bathroom and laundry room.
The entrance on the ground floor opens up a view of the spacious living area with kitchen, dining room and living room, as well as storage.
From the ground floor, you can also take the internal stairs to the high attic with a very spacious bedroom.

The house is equipped with PVC carpentry with blinds and air conditioning, and there is also the possibility of heating with a repaired old potash stove.

The yard with approx. 150 m² allows comfortable parking for one auto.

In front of the entrance to the house there is a gazebo with a barbecue, and around the swimming pool there is a sunbathing area with high-quality sunbeds.

The garden house is used as an engine room for the pool and a storage room.

The property is categorized as a holiday home and achieves exceptional bookings due to the quality of the equipment, the quiet location and the privacy it offers. It is sold fully furnished.

The documentation is in order and the property is clean and free of encumbrances.

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:

Swimming pool

Storage

Garden

Villa

Krk, Kvarner



Price per m²:
5.135 €

Average price/m² of this type
in this region:
4.820 €

Median price/m² of this type
in this region:
4.797 €

Average price/m² of this type
in Croatia:
4.566 €

Median price/m² of this type
in Croatia:
3.950 €

Villa

Krk, Kvarner



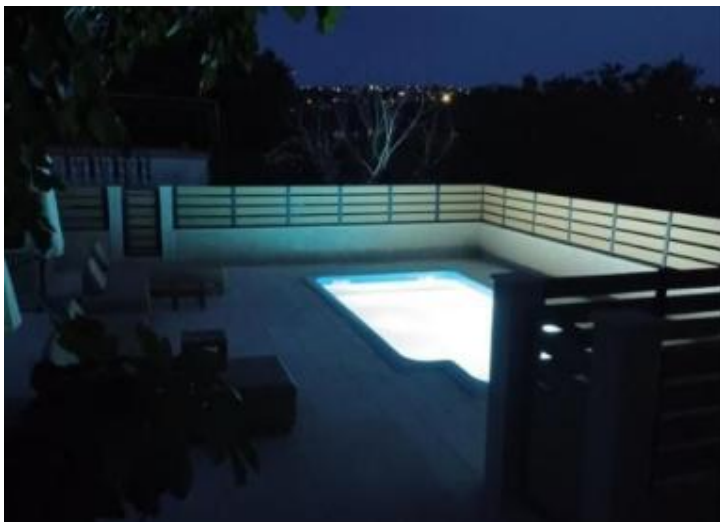
Villa

Krk, Kvarner



Villa

Krk, Kvarner



Villa

Krk, Kvarner



Villa

Krk, Kvarner



Villa

Krk, Kvarner



Villa

Krk, Kvarner



Villa

Krk, Kvarner



Villa

Krk, Kvarner

