Villa
Marinići, Viškovo, Kvarner

Ref	RE-U-19056
Type	Villa
Region	Kvarner › Rijeka
Location	Marinići, Viškovo
Front line	No
Sea view	Yes
Distance to sea	6000 m
Floorspace	316 sqm
Plot size	989 sqm
No. of bedrooms	5
No. of bathrooms	2
Price	€ 530 000

Detached villa with swimming pool in Viškovo, Marinići over Rijeka, with distant sea views!

We are selling a house in Marinići, of newer, higher quality construction with a landscaped garden and a swimming pool, about 10 minutes' drive from the city center.
The area of the land plot is 989 m2, and the area of the villa itself is 316 m2.

The property consists of two apartments.
One apartment is on the ground floor of 78 m2 and consists of one bedroom, living room, kitchen and bathroom. The apartment leads to the yard, where there is a place for socializing, a barbecue and a swimming pool. The apartment is categorized and can be used for tourist purposes.
The other side is accessed from the upper side where there is a parking lot and a garage. From this side the apartment extends over two floors with a total area of 238 m2.
On the ground floor there is a large living room, kitchen and dining room with access to the balcony, one bedroom, bathroom, area with sauna and mini gym.
Internal stairs lead to the first floor, where there are 4 bedrooms, a bathroom and a dressing room, and the main room leads to the balcony.

There is an outdoor fireplace, a children's playground and a garden house in the landscaped garden.
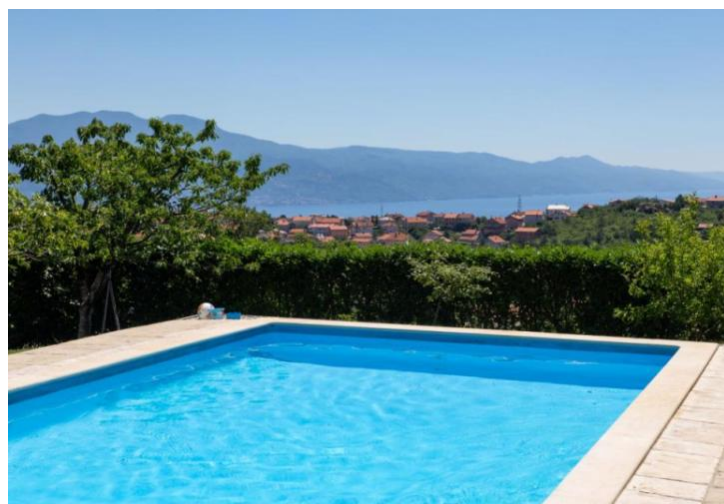An excellent property in a great location with a beautiful view of Kvarner and the sea, and considering the two separate apartments suitable for various purposes.

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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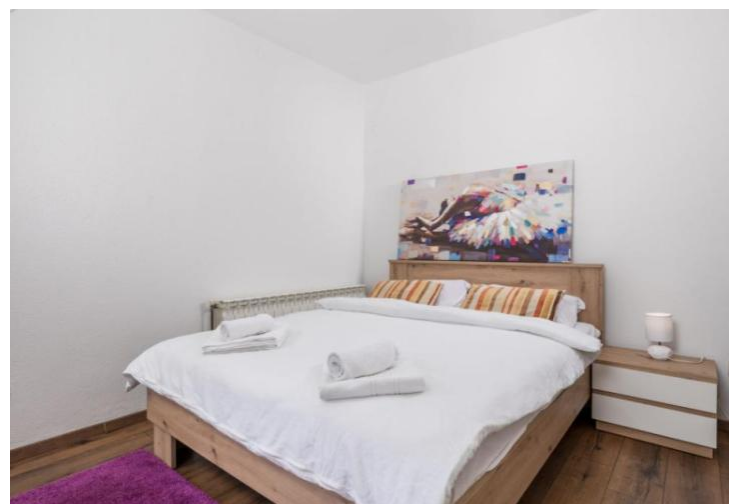www.adrionika.com

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