

Villa

Ciovo, Dalmatia



Ref	RE-LB-IRO1455
Type	Villa
Region	Dalmatia › Trogir, Ciovo
Location	Ciovo
Front line	No
Sea view	Yes
Distance to sea	100 m
Floorspace	325 sqm
Plot size	550 sqm
No. of bedrooms	5
No. of bathrooms	5
Price	€ 1 700 000

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The elegant contemporary villa is located in a small, quiet place on the island of Čiovo just 100 meters from the sea.

It is located in a natural environment not far from the beach and the crystal clear waves of Adriatic.

The Medieval town of Trogir under UNESCO protection, with its cultural and entertainment facilities, is 8.5 km away. Split International Airport is only 10 km away.

The living area of the villa is 325 m² spread over three floors.

In the basement of the villa, there is a real small spa oasis with a sauna, a hydromassage tub, a playroom, and a mini gym.

The ground floor consists of an open-concept kitchen, dining room and living room, bedroom with bathroom, pantry and toilet. The living room offers a magnificent view of the sea.

The upper floor offers there are four bedrooms with their own bathrooms.

The villa has a beautifully landscaped garden, inside which there is a heated swimming pool with a sunbathing area and comfortable deckchairs, an outdoor dining room, a barbecue, and parking for four cars.

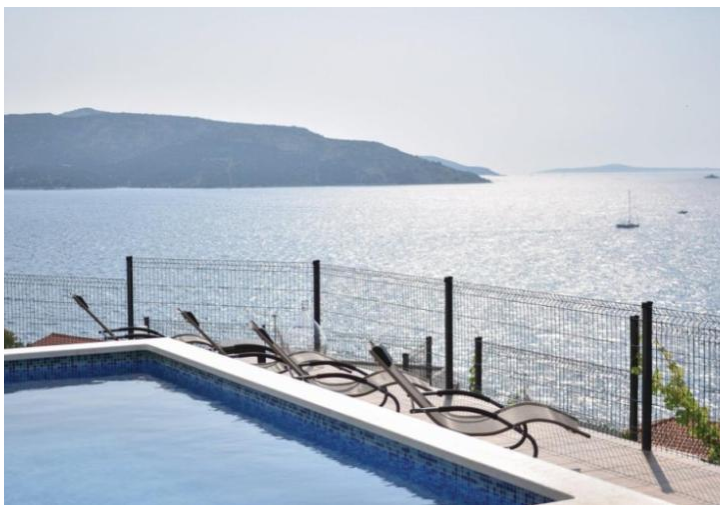
This elegant property with a modern design represents an excellent fusion of contemporary architecture and a magical island ambiance that leaves no one indifferent.

Thanks to its attractive location, it is an excellent choice for year-round living and as a summer oasis!

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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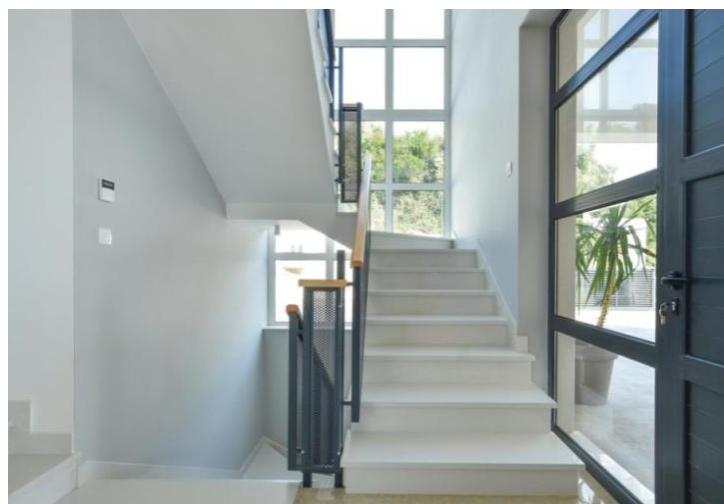
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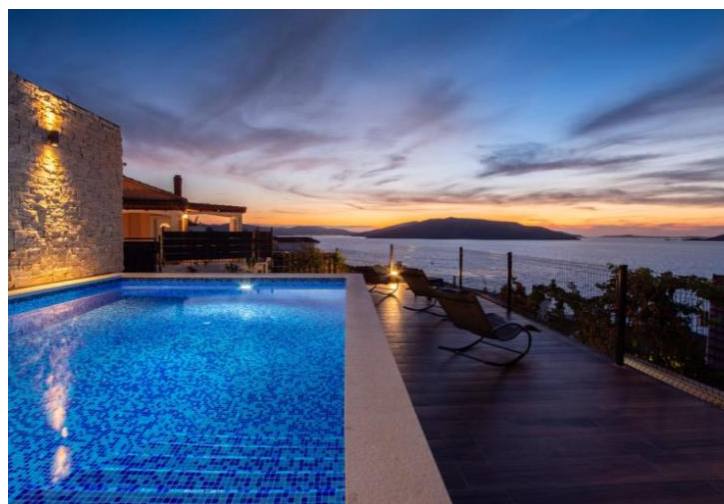
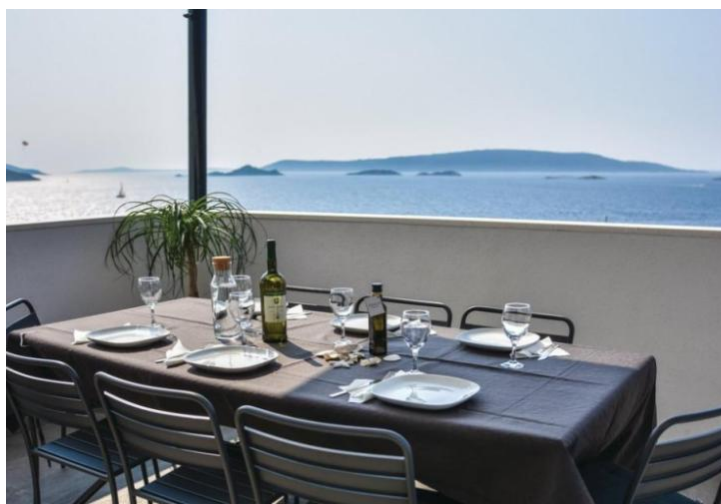
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