

# Villa

## Martinkovac, Rijeka, Kvarner



<b>Ref</b>	RE-U-21230
<b>Type</b>	Villa
<b>Region</b>	Kvarner > Rijeka
<b>Location</b>	Martinkovac, Rijeka
<b>Front line</b>	No
<b>Sea view</b>	Yes
<b>Distance to sea</b>	900 m
<b>Floorspace</b>	400 sqm
<b>Plot size</b>	1000 sqm

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**No. of bedrooms**

8

**Price**

Price upon request

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Solid luxury villa with swimming pool and beautiful sea views!

This wonderful villa is located in Martinkovac, Rijeka, in a very attractive and quiet location.

Fully south-oriented with large glass panel windows that pass through the optimum amount of light and heat.

This building of 400 sq.m. on land plot of 1000 sq.m. consists of two separate apartments.

The ground floor apartment of 160 m<sup>2</sup> consists of a living area that is an open space with panoramic view, three bedrooms, two large bathrooms, one smaller guest bedroom with open terraces and a swimming pool. On the 1st floor there is an apartment of the same layout with a more magnificent view.

The villa is well-built and luxuriously equipped: 10cm thick stone wool, floor heating, heat pumps, top quality aluminum windows.

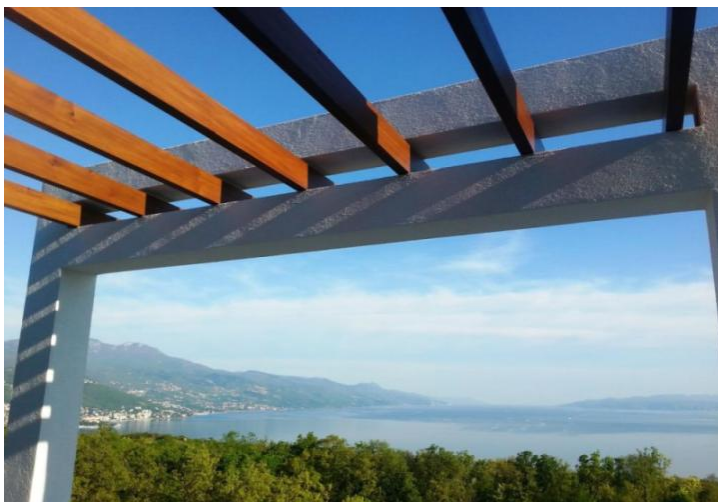
It is being sold fully furnished. Certainly a beautiful property for a luxurious family life.

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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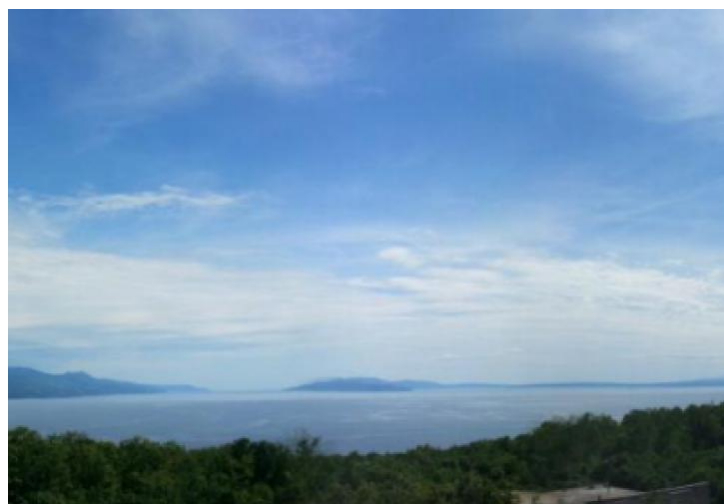
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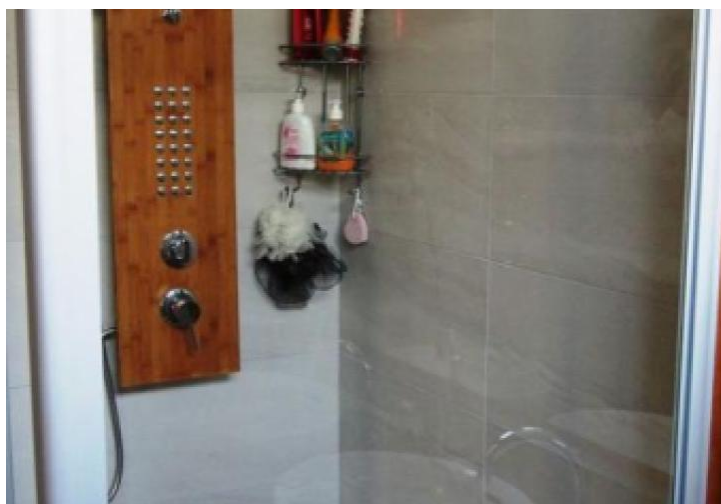
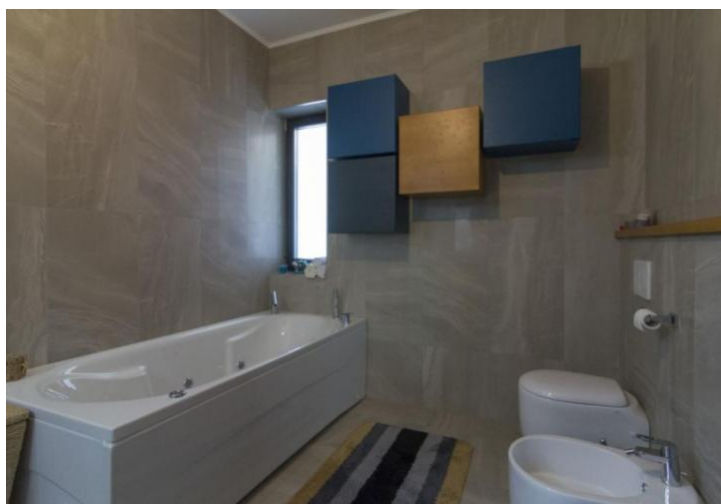


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