



## Podstrana, for sale, house 1 row by the sea



### Στοιχεία μεσίτη

Όνομα:	ArKadia
Όνομα εταιρείας:	
Χώρα:	United Kingdom
Τηλέφωνο:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Στοιχεία καταχώρησης

Ακίνητο για:	Πώληση
Τιμή:	USD 1,818,906.54

### Τοποθεσία

Χώρα:	Croatia
Νομός/Περιοχή/Επαρχία:	Split-Dalmatia
Πόλη:	Split
Ταχυδρομικός κωδικός:	21312
Δημοσιεύθηκε:	27/03/2026

#### Περιγραφή:

Podstrana, first row by the sea, detached house with several residential units.

The first floor is the basement in which there is a commercial space (it consists of a work space, sanitary facilities, service area) with a usable area of 92 m<sup>2</sup> (multi-storey). The space is ideal for catering business in combination with tourist rental. Otherwise, given the ceiling height of 5 m, two two-story apartments can be made from the same one.

The second floor is an apartment on the ground floor consisting of three bedrooms, two bathrooms, hallway, utility room, kitchen, dining room-living room - 103 m<sup>2</sup> closed part, and a covered terrace of 11.50 m<sup>2</sup> and an uncovered terrace of 31 m<sup>2</sup>, a storage room of 2 m<sup>2</sup>, a total of 147 m<sup>2</sup>.

The third floor is an apartment on the high ground floor, which in nature has three rooms (each with a bathroom, one with its own covered balcony of 7.45 m<sup>2</sup>), a kitchen with a dining room and a living room, and a large terrace to the south of 12 m<sup>2</sup>. Closed space 61.56, and terrace and balcony 19.45. On the same floor, there is another apartment consisting of a room with a bathroom and a private balcony (uncovered part 4.35 m<sup>2</sup> and a covered part 7.56 m<sup>2</sup>), a kitchen and another room with a bathroom and a private balcony (uncovered part 4.10 m<sup>2</sup> and covered part 6.97 m<sup>2</sup>). Indoor space 34.16 m<sup>2</sup>, balconies 23.08. In total, the third floor has 95.72 m<sup>2</sup> of closed area and 42.53 m<sup>2</sup> of balconies.

The fourth floor is an apartment on the 1st floor consisting of four rooms (each with its own bathroom), kitchen and living room, south-facing terrace and balcony (17.58 m<sup>2</sup>) and north-facing terrace of 200 m<sup>2</sup>. Total housing with balconies and terrace 108 m<sup>2</sup>. On the north terrace there is a barbecue, a large table designed for pleasant gatherings around the barbecue, and a spacious sunbathing area. There is also space for a swimming pool. The fifth floor is an attic apartment consisting of two rooms, bathroom,



hallway, wardrobe, kitchen-dining room - living room, 47.87 m<sup>2</sup> and a balcony of 4.87 m<sup>2</sup>. The distance from the sea is 20 meters, there is a local road in front of the house and the sea. The pebbly beach right in front of the house is natural (the beach was not created by artificial filling), which is mainly used by several houses in the area. The house has its own parking lot with 8 parking spaces, and the possibility of parking for 2 more cars. The apartment on the ground floor has central heating and 2 air conditioners. The other apartments have heating/cooling with hairdryer collectors (each room). There are solar cells on the roof of the house that provide hot water for the entire house. The house was built in 2000 with exceptional quality, it is connected to the sewage system. The very large net living area of the house (approx. 560 m<sup>2</sup>), each room with its own bathroom and air conditioning, close to the sea, pebble beach, open view from the terrace to the open sea, attracts tourists, and apart from personal pleasure, it is a very good tourist investment.

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Κατάσταση: Reformed  
Κατασκευάστηκε: 2000

## Κοινά

Κρεβατοκάμαρες: 14  
Μπάνια: 13  
Τελειωμένα τετραγωνικά πόδια: 550 τ.μ  
Μέγεθος αυλής: 600 τ.μ

## Room details

Total rooms: 14

## Utility details

Heating Fuel: Solar

## Building details

Parking: Ναί

## Lease terms

Date Available:

## Επιπλέον πληροφορίες

Link: [http://www.arkadia.com/JXYQ-T2243/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/JXYQ-T2243/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: 12747



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