



Exclusive Modern House with Authentic Character, Wine Cellar and Panoramic Views



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 471,922.69

Τοποθεσία

Χώρα:	Montenegro
Δημοσιεύθηκε:	07/08/2026
Περιγραφή:	
Located in Bar.	

URGENT SALE / Reduced from €449,000 to €409,000 This unique three-level property offers the perfect combination of modern architecture, natural materials, privacy, and an exceptional location. Nestled in a peaceful and secluded part of Montenegro, surrounded by green hills, the house provides a rare blend of Mediterranean and mountain atmosphere throughout the year. It is ideal as a family home, a luxury holiday retreat, or an investment for exclusive tourist rental. There is an ideal space in front of the house for building a swimming pool. **Property Overview** The house offers 180 m² of living space arranged across three levels, designed to follow the natural terrain. The property was completed between 2017 and 2020. It features external thermal insulation, PVC windows and doors, aluminum shutters, and textured stone details throughout both the exterior and interior. Underfloor heating and a fireplace ensure year-round comfort, while an integrated alarm system provides security throughout the entire home. **A Unique Interior with Distinctive Character** The interior radiates warmth and offers a luxurious atmosphere in harmony with nature. Every space has been carefully designed and enriched with unique furniture pieces, decorative details, and antiques. A standout feature is the custom-made furniture crafted from reclaimed African teak railway sleeper wood imported from Africa. This exotic material gives the home a warm rustic character and blends beautifully with the stone walls in the entrance area, living room, and office. The upper floor has a particularly inviting atmosphere thanks to exposed wooden roof beams. The master bedroom is inspired by African design and includes a private relaxation area, dressing space, and an en-suite bathroom with a jacuzzi. The house is fully equipped with high-quality appliances and is move-in ready with no additional investment required. **Wine Cellar and Separate Guest Apartment** The property includes an authentic traditional stone wine cellar built in original stone, adding a distinctive and timeless character. On the ground floor there is also a separate studio apartment, ideal for guests or as



an opportunity for tourist rental. Outdoor Space, Garden and Sustainability The spacious outdoor area offers complete privacy, tranquility, and the feeling of living in a natural oasis between the sea and the mountains. The house features five large stone terraces with open views, designed in harmony with the regional architectural style. These terraces are ideal for relaxation and entertaining, and one of them includes an outdoor fire pit. The property benefits from natural mountain spring water. A fountain in front of the house enhances the peaceful atmosphere, while a rainwater reservoir provides additional practicality and sustainability. The estate also includes an orchard, a small vineyard, and a garden area suitable for growing vegetables. There is a garage for one car as well as additional parking space within the spacious courtyard. Location and Panoramic Views The north-to-south orientation provides beautiful panoramic views of the surrounding green hills, while the upper floor also offers distant views of Lake Skadar. The location combines privacy with excellent accessibility. The house is only 7 km from Virpazar and Lake Skadar, 20 km from the Adriatic coast and Petrovac, approximately a 20-minute drive, and 30 km from Podgorica Airport. A ski resort can also be reached in less than two hours by car.

Κοινά

Κρεβατοκάμαρες:	4
Μπάνια:	3
Τελειωμένα τετραγωνικά πόδια:	180 τ.μ

Lease terms

Date Available:

Επιπλέον πληροφορίες

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Contact information

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