



## listing



### Info Agente

|                 |                                                                                                  |
|-----------------|--------------------------------------------------------------------------------------------------|
| Nombre:         | ArKadia                                                                                          |
| Nombre empresa: |                                                                                                  |
| País:           | Reino Unido                                                                                      |
| Teléfono:       |                                                                                                  |
| Languages:      | Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish |

### Detalles del anuncio

|                 |                |
|-----------------|----------------|
| Propiedad para: | Venta          |
| Precio:         | USD 649,942.46 |

### Ubicación

|                          |                   |
|--------------------------|-------------------|
| País:                    | Croacia           |
| Estado/Región/Provincia: | Zadarska Zupanija |
| Ciudad:                  | Zadar             |
| Publicado:               | 24/09/2026        |

### Descripción:

For sale is a beautiful, fully furnished villa with a pool, located in an extremely quiet location in Privlaka, just 800 meters from the town center. The villa is surrounded by Mediterranean greenery, providing complete privacy and peace, while being only a few minutes' walk from the sea and a well-kept beach, making it ideal for both family living and tourist rental.

The property consists of a ground floor and a first floor. On the ground floor, there is an entrance area, one bedroom with its own bathroom, a spacious kitchen with a dining area, and an open space living room. The living room leads to an outdoor terrace overlooking the pool. A large glass wall further emphasizes the connection between the interior and exterior spaces and ensures plenty of natural light. The outdoor terrace is equipped with a barbecue, dining and lounge furniture for outdoor dining and relaxing, as well as sun loungers on the sundeck.

Internal stairs lead to the first floor of the house where two comfortable bedrooms are located, each with its own bathroom, a laundry room, and a balcony with provisions for installing a jacuzzi. All rooms are equipped with Hyundai air conditioning units, a television, and a network connection, while the bathrooms are modernly designed and equipped with walk-in showers with cabins.

The house is built as a completely concrete structure and has an energy certificate A+/A. It is situated on a plot of land with a total area of 1,040 m<sup>2</sup>, of which 528 m<sup>2</sup> is in the construction zone where the house and pool are located, while 512 m<sup>2</sup> is in the agricultural zone. The property has an installed bio purifier Vedar with a capacity of 5,000 liters, suitable for the daily stay of six to eight people.



The landscaped garden is carefully maintained and offers everything needed for a pleasant stay. Parking is provided for up to four vehicles, with two parking spaces covered by a structure with a WPC canopy.

The pool is oval-shaped, measuring 9.16 x 4.60 m and 1.50 m deep. It is built of concrete with galvanized formwork and lined with a liner, equipped with a heat pump and an outdoor machinery room for safety and easier access.

This villa represents the perfect combination of construction quality, functional layout, modern equipment, and exceptional location, making it an ideal opportunity for those seeking peace, privacy, and proximity to the sea in one of the most desirable areas in the Zadar region.

Fabricado: 2025

## Común

Dormitorios: 3

Baños: 3

Floor Number: 1

## Lease terms

Date Available:

## Información adicional

URL sitio web: [http://www.arkadia.com/YFXB-T1128/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/YFXB-T1128/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: 8946

