



## Montenegro. New luxury villa with sea view



### Information de l'agent

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### Détails de l'annonce

Propriété à: Vendre  
Prix: USD 5,841,858.96

#### Location

Pays: Monténégro  
État/Région/Province: Tivat  
Ville: Tivat  
Adresse: Донья Ластва  
Soumis: 20/06/2025

#### Description:

Montenegro. New luxury villa with sea view and Porto Montenegro.

№12697

5.000.000€

Tivat

1.400m2

New luxury villa on four levels with sea view and Porto Montenegro in Tivat, Donja Lastva area.

Elite villa in Montenegro with total area of 1400 m2, living area - 791 m2, land area - 4200 m2.

The building of the villa is organically integrated into the natural landscape and harmoniously combines with the magnificent surrounding nature. The design elements of the villa are filled with traditional details of the southern style and are skillfully integrated into the project of functional and ultra-comfortable modern housing.

The villa is built on four main levels (5 floors including a covered roof terrace). The main four floors are connected by an elevator:

- Basement (area 315 m2) - is designed for a gym, sauna, hammam, swimming pool, massage room, utility room, changing room, two toilets, bathroom, relaxation room and home cinema with a projector.
- 1st floor (area 400 m2). On this floor there is a garage, a room for security system equipment, main utility room, hallway, spacious living room with relaxation room, kitchen with dining area, pantry, laundry room, toilet room and an auxiliary bedroom with a bathroom. The floor has an exit to the courtyard.
- 2nd floor (area 255 m2). On this floor there are four bedrooms with windows overlooking the sea, the



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entire city of Tivat and the Porto Montenegro complex. Each bedroom has its own bathroom. The master bedroom is additionally equipped with a swimming pool and a jacuzzi. There is a central fireplace on the floor.

- 3rd floor (area 137 m2, living area 62 m2). The space consists of one apartment with a bathroom. On the floor there is an entrance hall, one spacious bedroom with a dressing room, a large bathroom and a spacious terrace.

- a flat operational roof with a covered terrace is a space for a recreation area with a panoramic view of the surrounding mountains, the sea and the entire city of Tivat.

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## **Lease terms**

Date Available:

## **Contact information**

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