



## listing



### Informazioni sull'Agente

Nome: ArKadia  
Nome della ditta:  
Nazione: United Kingdom  
Telefono:  
Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Dettagli dell'inserzione

Proprietà per: Saldi  
Prezzo: USD 1,912,724.99

#### Posizione

Nazione: Croatia  
Stato / Regione / Provincia: Primorsko-Goranska Zupanija  
Città: Cres  
Pubblicato: 21/03/2024

#### Descrizione:

Super-villa with swimming pool and sea views on the island of Cres, just 700 meters from the sea! It is in fact a spacious palazzo of 450 sq.m. on 2000 sq.m. of land which benefits swimming pool and a wonderful garden.

The villa is divided into three floors connected by an internal staircase, where on the ground floor we find a large living area with indoor fireplace, a kitchen and dining room, a guest toilet and a laundry room.

The internal staircase on the first floor leads to hallway, three bedrooms, each with its own bathroom and terrace, plus veranda on the other side.

On the upper floor there is also hallway, three bedrooms, two of which have their own bathroom and another separate bathroom. Bedrooms have balconies with sea view.

The villa is luxuriously equipped and fully furnished and is being sold as such.

Three parking spaces are located in the garden, where we also find a **garage for two more cars**.

On the spacious and beautifully landscaped garden, we have a covered terrace with a place for grilling and pleasant gatherings, a sunbathing area, and a large **swimming pool of about 40 m2**;

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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



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translation expenses. Agency/brokerage agreement is signed prior to visiting properties.

## **Comune**

Camere da letto:	6
Bagni:	5
Finito piedi quadrati:	450 mq
Dimensione del lotto:	2000 mq

## **Lease terms**

Date Available:

## **Informazioni aggiuntive**

URL del sito: [http://www.arkadia.com/ZLWS-T683/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/ZLWS-T683/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## **Contact information**

IMLIX ID: re-u-26337

