



## Montenegro. Villa Casa Olivia – Exclusive Property



### Informazioni sull'Agente

|                   |                                                             |
|-------------------|-------------------------------------------------------------|
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### Dettagli dell'inserzione

|                |                 |
|----------------|-----------------|
| Proprietà per: | Saldi           |
| Prezzo:        | USD 1,128,112.3 |

### Posizione

|                              |            |
|------------------------------|------------|
| Nazione:                     | Montenegro |
| Stato / Regione / Provincia: | Budva      |
| Città:                       | Budva      |
| Indirizzo:                   | Режевичи   |
| Pubblicato:                  | 31/07/2025 |

### Descrizione:

Montenegro. Villa Casa Olivia – Exclusive Property in the Heart of Rezevici, Montenegro.

#40006

985.000€

189m<sup>2</sup>

On the coast of one of the most authentic and sought-after places on the Montenegrin coast, in the picturesque and historical village of Rezevici, lies the villa Casa Olivia – a unique building that combines modern architecture, tranquility of nature and breathtaking views of the Adriatic Sea.

The villa is in the final stages of construction, with final works scheduled for the coming months, giving the future owner a rare opportunity to design the interior and exterior according to their taste, needs and lifestyle.

Casa Olivia has been carefully designed and built, its elevated position above the sea, immersed in Mediterranean vegetation, guarantees complete peace, privacy and panoramic views that will not be obstructed in the future.

The total gross area of the property is 189 m<sup>2</sup>, distributed over three floors.

Land area 949 m<sup>2</sup>

The basement (63 m<sup>2</sup>) is conceived as a separate living unit with direct access to the area, with a separate bedroom dedicated to the pool - ideal for guests, a home office or a private retreat.

The first floor (63 m<sup>2</sup>) offers an open plan living room with dining area and kitchen, unfurnished - allowing for complete customization. On this level there is also a guest toilet with urinal and space for a washing machine or cupboard (under the stairs or on the floor).



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The second floor (63 m<sup>2</sup>) includes the master bedroom, and a second bedroom, a spacious bathroom with underfloor heating and access to a future terrace - the design of which is at the discretion of the buyer. The internal walls are leveled, with high-quality thermal and sound insulation and precision finishing. The stairs are planned to be made of wood, in the same tone as the parquet, with a uniform aesthetic and warmth. Air conditioners are installed, the chimney is technically prepared for installation. The interior doors are left to the choice of the new owner

## **Lease terms**

Date Available:

## **Contact information**

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IX7.198.529

