



## listing



### Agent Info

Name: ArKadia  
Company Name:  
Country: United Kingdom  
Phone:  
Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Listing details

Property for: Sale  
Price: USD 767,408.61

#### Location

Country: Croatia  
State/Region/Province: Split-Dalmatia  
City: Omiš  
Posted: Feb 06, 2026

#### Description:

A detached house for sale in Omiš, Pisak, offering approximately 183 m<sup>2</sup> of living space arranged over three floors, set on a 485 m<sup>2</sup> plot. Located in a well-positioned and easily accessible area, this property provides excellent potential for family living, holiday use, or tourist rental on the attractive Omiš Riviera.

The basement and ground floor level includes a garage and a storage/basement area with a total surface of 37 m<sup>2</sup>, providing practical space for parking and additional storage.

The first residential floor has a total calculated area of 76 m<sup>2</sup> and forms one separate residential unit. It consists of two bedrooms, a kitchen and living room, hallways, a bathroom, and three loggias, two facing south and one facing west, allowing plenty of natural light and pleasant outdoor space.

The second residential floor features an identical layout to the first floor, with the exception of a slightly smaller south-facing loggia. This level has a total calculated area of 70 m<sup>2</sup> and represents a second independent residential unit.

The house has a footprint of approximately 80 m<sup>2</sup>, while the surrounding land measures 485 m<sup>2</sup>, offering outdoor space for relaxation, gardening, or future enhancements.

Built in 1982, the house is situated in a good location with direct and easy access from the road. The two fully independent residential units make this property ideal for a combination of private family living and tourist rental, or as a dedicated investment property in a popular coastal destination near Omiš and the



Adriatic Sea.

Ref: RE-LB0BL12992

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

## Common

Bedrooms:	6
Bathrooms:	2
Finished sq. ft.:	183 sq m
Lot Size:	485 sq m

## Lease terms

Date Available:

## Additional information

Website URL: [http://www.arkadia.com/ZLWS-T3253/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/ZLWS-T3253/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: re-lb0bl12992

