

# Luxury Duplex for Sale in Ksamil – New Building, Private Pool, Near Beach, 139m2



## Informações do Revendedor

Name: ArKadia  
Nome da Empresa:  
País: Reino Unido  
Telefone:  
Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

## Detalhes do anúncio

Imóveis para: Venda  
Preço: USD 341,018.17

## Localização

Country: Albânia  
Adicionado: 22/01/2026  
Informação adicional:  
Luxury Duplex for Sale Ksamil Albania  
Offered by VivaView.al Specialists in Southern Albania Real Estate  
Location Ksamil 3 minute walk from the beach  
Property Type Luxury Duplex  
Total Area 139 m2 across two floors  
Status Brand new construction  
Amenities Swimming pool main road access quality finishes  
Ideal For Family residence short term rental holiday home or investment property

Key Property Features  
Location  
Situated in the heart of Ksamil  
Only 3 minutes walking distance to the beach  
Easy access to restaurants markets and daily amenities  
Located directly on the main road for high visibility and convenience

Layout Size  
139 m2 of total living space  
Duplex configuration across two elegant levels  
Well planned layout ideal for comfort and functionality

Construction Finishes  
New luxury residence with modern design  
High quality construction materials and finishes  
Building includes a shared swimming pool

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Elevator and well maintained common areas

Investment Highlights

High Rental Potential Ksamil is one of Albania's fastest growing tourist destinations. Properties like this duplex can generate strong returns through Airbnb or seasonal rentals especially during peak months.

Capital Appreciation Real estate prices in Ksamil are rising due to growing demand and limited high quality inventory. Investing now offers solid appreciation potential.

Flexible Use Options Ideal for investors who want a vacation home full time residence or a dual use property e.g. live on one floor rent the other.

Low Maintenance As a newly constructed unit with luxury finishes it minimizes the need for repairs or upgrades. This ensures lower ongoing costs and easier management.

Visibility and Access Being directly on the main road provides an advantage for tourists or tenants looking for easily accessible accommodations. It also increases the long term commercial appeal of the property.

Why Work With VivaView.al

We specialize in premium real estate in Ksamil and Saranda

Local professional insight into the southern Albania market

Transparent and pressure free service from first viewing to contract signing

Experience working with investors and international buyers

Swimming pool

### **Comum**

Quartos de dormir: 2

Banheiro: 2

Pés quadrados acabados: 139 m<sup>2</sup>

### **Lease terms**

Date Available:

### **Informação adicional**

URL do site:

[http://www.arkadia.com/GSAZ-T99915/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/GSAZ-T99915/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

### **Contact information**

IMLIX ID:

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