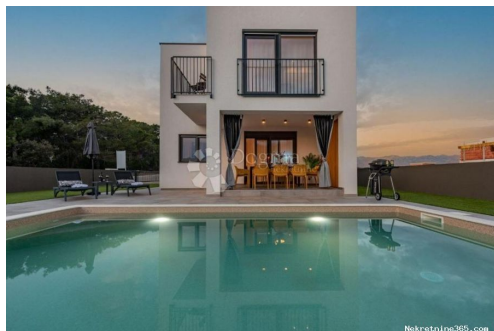


Moderna vila s bazenom, 100m od mora, Pag, Povljana, Povljana, House



Seller Info

Name: Dogma Nekretnine
First Name: Dogma
Last Name: Nekretnine
Company Name: Dogma nekretnine d.o.o.
Service Type: Selling and renting
Website: <https://dogma-nekretnine.com>
Country: Croatia
Region: Primorsko-goranska županija
City: Rijeka
ZIP code: 51000
Address: F.LA GUARDIA 6
Phone: +385 51 341 080
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About us: DOGMA nekretnine d.o.o. is an experienced and licensed agency specializing in real estate. We have been present in this business for more than 20 years - from a small agency with only two employees through many years of work and effort, we have grown into a company with over 80 employees. In that period, with our work and attitude towards clients and business, we became the leading agency in the Primorje-Gorski Kotar County and the leading in Croatia. The Agency currently operates at the following locations: headquarters in Rijeka, F. la Guardia.6, branch office within the Tower Center Rijeka, J.P.Kamova 81a (4th floor), branch office in Opatija, Maršala Tita 97, branch office in Labin, Ulica Slobode 3; branch office in Umag, Joakima Rakovca 4, branch office in Pula, Anticova 5 and in Zagreb,

Ulica grada Vukovara 284
(Almeria building D). Our
teams are at your disposal in all
locations!

Listing details

Common

Title:	Moderna vila s bazenom, 100m od mora, Pag, Poveljana
Property for:	Sale
House type:	detached
Property area:	160 m ²
Lot Size:	397 m ²
Number of Floors:	1
Bedrooms:	4
Bathrooms:	3
Price:	750,000.00 €
Updated:	Apr 15, 2024

Condition

Newbuild:	yes
Built:	2023
Last renovation:	2023

Location

Country:	Croatia
State/Region/Province:	Zadarska županija
City:	Poveljana
City area:	Poveljana
ZIP code:	23249

Permits

Building permit:	yes
Location permit:	yes
Ownership certificate:	yes



Additional information

Energy efficiency:	In preparation
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Parking

Number of parking spaces:	1
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Description

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The ISLAND OF PAG, POV LJANA - Modern holiday home with a swimming pool on the island of Pag, only 100 m away from the beach and the sea. The house has a total living area of 125 m² on a plot of 400 m². It is located about 100 meters from the sea and has well-tended beaches. The holiday home is beautifully decorated in accordance with the environmental space, so it is harmoniously incorporated into the modern interior and exterior design. On the ground floor of the house, there is a fully equipped kitchen, dining room, and living room designed as open spaces. The glass wall in the living room provides a multitude of light throughout the day, and from the terrace, there is also a direct view and access to the pool of 8x4 m² with the associated automatic for the maintenance of the pool and the possibility of installing a heat pump for heating. On the ground floor of the house, there is also an additional toilet and laundry. On the first floor of the holiday home, there are three air-conditioned bedrooms with ensuite bathrooms. From the upper floor, there is a view of the sea. The house is equipped with a floor heating system in all bathrooms, it is fully air-conditioned, a Wi-Fi network is available, and satellite TELEVISION in all rooms. Parking spaces are available in the courtyard of the house. Hot water heating is on sun collectors. Nearby there are sandy pebble beaches, and the village of Povljana on the island of Pag is very well neat and provides everything you need for quality vacation and/or a long stay. Povljana is located in the south of the island of Pag, in a beautiful natural bay. Facing west, it protected itself from strong winds. It provides protection and shelter. Povljana has many sandy and pebble beaches with gradual access to the sea. The location is very convenient for small children and non-swimmers. The exceptionally clean sea is rich with many fish and other marine species, so in the nearby coves, you can find mussels, especially in the Old Bay. Povljana has a very indented coastline with numerous waves and beaches, such as: - in the center of the town the beaches are pebble and rocky - sandy beach Perilo on the way to St. Peter. Nikola with showers and café - beach mali Dubrovnik and Dubrovnik - a bay with a pebble beach with two cafes, benches, and showers, - a beach volleyball court, and about 350 m from the beaches there is also an area with healing mud - beaches Livade and Obatnica - are located behind the beach Perillo, in a sandy bay and most importantly they are less visited than people - Stara Povljana beach - you can reach the bay by paved road through the local field, on the south side there are rocks, and on the north side, there are many hidden smaller sandy coves. The island of Pag is connected by ferry lines but also by a bridge with the mainland. The bridge is located some 15 minutes drive from the house, which makes it very interesting because of its connection with the urban center, Zadar. Zadar is a city with a long history and a developed cultural life. Best known for the remains of the Roman Forum and the pre-Romanesque church of St. Peter. Donata, which is also a symbol of this city, Zadar is also known for its irreplaceable sunset that left even American director Alfred Hitchcock breathless. ID CODE: DA1028

Additional contact info

Reference Number: 461507

Agency ref id: DA1028