

PAG, NOVALJA (okolica) - Ekskluzivna vila na 100 metara od mora!, Novalja, House



Seller Info

Name: Agencija Dux nekretnine
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First Name: Agencija
Last Name: Dux nekretnine
Company Name: DUX NEKRETNINE d.o.o.
Service Type: Selling and renting
Country: Croatia
Region: Primorsko-goranska županija
City: Rijeka
ZIP code: 51000
Address: Tizianova 8
Mobile: 385 91 480 8808
Phone: 385 51 518 174
About us: Dux nekretnine agency operates with the aim of raising the quality of real estate brokerage to a higher level of professionalism and mutual satisfaction of the parties with which it cooperates. How do we do that? We approach each client humanely and professionally in order to facilitate one of the biggest and most important decisions in life - buying real estate. Our offer includes a wide range of high quality and very attractive properties in the Kvarner, Istria, islands and wider surroundings in order to satisfy the refined tastes of our longtime customers. The buying and selling process takes place at the highest level of quality with our reliability and commitment to each individual client. Our job is not done until we see a smile on the faces of clients. And even then

because we like to stay in touch
even after the contract is signed
- because our mission is more
than just a job.

Listing details

Common

Title:	PAG, NOVALJA (okolica) - Ekskluzivna vila na 100 metara od mora!
Property for:	Sale
House type:	detached
Property area:	270 m ²
Lot Size:	800 m ²
Bedrooms:	5
Bathrooms:	5
Price:	1,100,000.00 €
Updated:	Sep 27, 2024

Condition

Newbuild:	yes
Built:	2024

Location

Country:	Croatia
State/Region/Province:	Ličko-senjska županija
City:	Novalja
City area:	Potočnica
ZIP code:	53291

Permits

Building permit:	yes
Ownership certificate:	yes

Additional information

Energy efficiency:	A+
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Heating

Central heating:	yes
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Parking

Number of parking spaces: 3

Description

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PAG, NOVALJA (surroundings) - Exclusive villa 100 meters from the sea! We mediate in the sale of exclusive villas just 100 meters from the sea in the vicinity of Novalja on Pag. The project of a total of 5 villas, 3 of which are for sale, is located right next to the sea in a quiet bay with a view of the surrounding islands. The villas are under construction, and the planned completion date is the 6th month of 2024. Each villa is carefully designed and placed on the plot in such a way that the future buyer could enjoy the benefits of nature (sea view) without violating privacy. Considering that it is a modern building, the villas are decorated with a beautiful covered terrace with a sun deck and swimming pool, an incredible 'open space' concept on the ground floor and spacious bedrooms, each with its own bathroom. Each villa is additionally equipped with a jacuzzi, sauna and underfloor heating with a heat pump. In addition to quality construction, the investor's comfort is the first priority, so it is not surprising that each room is spacious and has natural lighting. Each villa consists of a ground floor and a first floor:
GROUND FLOOR: - incredible 'open space' concept of kitchen, dining room and living room of 106 m² - machine room for underfloor heating with heat pump - guest toilet - cloakroom - internal staircase - covered terrace of 16 m² - sunbathing area and terrace - 'infinity' pool
1ST FLOOR: - 4 bedrooms of 18-19 m² - 4 bathrooms of 6.5 m² - south-facing terrace of 16 m² - jacuzzi - sauna
The price of the property includes kitchen furniture, high-quality ceramics, parquet, dining room, furniture in the rooms. In agreement with the investor, the buyer can choose sanitary facilities, living room and additional furniture. The garden includes 3 parking spaces, additional terraces, a garden with cascades, etc. **AGENT'S RECOMMENDATION!** Dear clients, the agency commission is charged in accordance with the General Terms and Conditions.
<https://www.dux-nekretnine.hr/opci-uvjeti-poslovanja> ID CODE: 23298

Additional contact info

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