

## MODERNA VILA - PODSTRANA, Podstrana, House



### Seller Info

Name: Adria Team  
First Name: Adria  
Last Name: Team  
Company Name: Adria Team Real Estate d.o.o.  
Service Type: Selling and renting  
Website: <https://adriateam.com>  
Country: Croatia  
Region: Zadarska županija  
City: Zadar  
ZIP code: 23000  
Address: Matije Gubca 40  
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About us: Pratimo Vas u cijelom postupku

kupoprodaje neretnine i vodimo brigu o svim bitnim detaljima umjesto Vas. Nudimo Vam široki spektar usluga i pružamo kompletan pravni servis, od provjere dokumentacije vezane uz određenu nekretninu, Ugovora o kupoprodaji sa prijevodom na/sa jezika prodavatelja i kupca ako se radi o strancima (češki, slovački , po potrebi i na druge jezike) pa sve do uknjižbe prava vlasništva i promjene posjedovnog stanja, kao i predaje porezne prijave u poreznu upravu.

Za klijente koji žele u Hrvatskoj investirati nudimo prezentaciju investicijskih projekata, pravno te financijsko savjetovanje.

Suradujemo s odvjetnicima, javnim bilježnicima, geodetima, projektantima, građevinarima te sa svim ostalim stručnjacima vezanim za gradnju i promet

nekretninama.

Upisani smo u Registar  
posrednika u prometu  
nekretnina pri HGK u RH te  
smo potpisnici Kodeksa etike u  
poslovanju posrednika u  
prometu nekretnina.

Reg No.: 38/2017

## Listing details

### Common

Title:	MODERNA VILA - PODSTRANA
Property for:	Sale
House type:	detached
Property area:	436 m <sup>2</sup>
Bedrooms:	11
Bathrooms:	7
Price:	2,390,000.00 €
Updated:	Jan 22, 2024

### Condition

Newbuild:	yes
Condition:	Kept
Built:	2021

### Location

Country:	Croatia
State/Region/Province:	Splitsko-dalmatinska županija
City:	Podstrana
City area:	Podstrana
ZIP code:	21312

### Permits

Building permit:	yes
Ownership certificate:	yes



### Additional information

Infrastructure:	Water, Active telephone line, Air conditioner, Telephone installation, Sewage, ADSL
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## Parking

Number of parking spaces: 5

## Description

Description:

A newly built villa for sale with 436 m<sup>2</sup> of living space with a beautiful panoramic view in Podstrana. The villa consists of a ground floor and 2 floors with 8 bedrooms, a reading room, two living rooms, 3 kitchens, 7 bathrooms, 3 hallways, two large terraces (140 and 160m<sup>2</sup>) and utility rooms. It is built very well with glass walls and huge terraces overlooking the Split archipelago from all rooms. The villa is made in a hedonistic style and its owner offers unforgettable relaxing moments in the covered summer kitchen next to the spa area with sauna, jacuzzi, toilet, shower and 2 swimming pools. The entire building is modernly decorated with designer furniture and fittings, while the lighting fixtures are made of Murano glass and Swarovski crystals. Cooling and heating of each room is solved by a split system. The living room is enjoyed by looking at the large cinema screen, and the additional atmosphere is provided by the electric fireplace. The villa was built on the slopes of Perun on 1600 m<sup>2</sup> of land. It is south oriented and surrounded by beautiful terraces with a sun deck as well as a garden with planted Dalmatian fruits and spices. In front of the villa there is a parking lot for 5 cars. The villa has a well-established rental business that brings in an excellent profit of over € 100,000 per year. Possibility to buy a company. For all additional information and date of the tour, feel free to contact us at any time with confidence. Custom ID: 20421311

## Additional contact info

Reference Number: 562124  
Agency ref id: 20421311