

## ZADAR, PRIVLAKA - Luksuzna kamena vila s grijanim bazenom, Privlaka, House



### Seller Info

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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  
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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:	ZADAR, PRIVLAKA - Luksuzna kamena vila s grijanim bazenom
Property for:	Sale
House type:	detached
Property area:	100 m <sup>2</sup>
Lot Size:	158 m <sup>2</sup>
Number of Floors:	1
Bedrooms:	3
Bathrooms:	2
Price:	650,000.00 €
Updated:	Jun 07, 2024

### Condition

Last renovation:	2022
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### Location

Country:	Croatia
State/Region/Province:	Zadarska županija
City:	Privlaka
City area:	Privlaka
ZIP code:	23233

### Permits

Building permit:	yes
Ownership certificate:	yes



### Additional information

Energy efficiency:	In preparation
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### Parking

Number of parking spaces:	2
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### Description

**Description:**

ZADAR, PRIVLAKA - Luxury stone villa with heated pool Beautiful stone villa for sale in Privlaka near Zadar. This antique was completely adapted in 2022 according to the conservation plan, so rustic stone predominates in the exterior and interior of the villa. Built on a plot with a total area of 158 m<sup>2</sup>, the villa has 100 m<sup>2</sup> of living space. On the ground floor there is a spacious living room, a modern kitchen and dining room, and one bathroom. The ground floor has underfloor heating. On the first floor of the villa there are two air-conditioned bedrooms and one bathroom. In the completely fenced yard of the villa there is a large heated swimming pool, barbecue and private parking. The villa with a well-established tourist business is 500 m from the sea and beautiful beaches with the crystal-clear Adriatic Sea. Privlaka is a small picturesque place on the Adriatic coast that delights with its peaceful atmosphere and beautiful beaches. Only 16 km from the urban center of Zadar, Privlaka is also close to various facilities such as National Parks and Nature Parks. Nearby is also the royal town of Nin, known for the longest sandy beaches in Croatia and its rich cultural and historical heritage. The nearest airport is 27 km from Privlaka, and the highway is only 28 km away. Dear clients, the agency commission is charged in accordance with the General Business Conditions [www.dux-nekretnine.hr/opci-uvjeti-poslovanja](http://www.dux-nekretnine.hr/opci-uvjeti-poslovanja) ID CODE: 18323

**Additional contact info**

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