

## LUKSUZNA MEDITERANSKA VILA NA OSAMI - Povljana, otok Pag, 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  
Fax: +385 51 341 081  
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:	LUKSUZNA MEDITERANSKA VILA NA OSAMI - Poveljana, otok Pag
Property for:	Sale
House type:	detached
Property area:	204 m <sup>2</sup>
Lot Size:	783 m <sup>2</sup>
Bedrooms:	5
Bathrooms:	4
Price:	1,250,000.00 €
Updated:	Apr 15, 2024

### Condition

Built:	2024
Last renovation:	2024

### 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:	A+
--------------------	----

### Parking

Number of parking spaces:	4
---------------------------	---

## Description

Description:

UNPREMISE LUXURY IN THE SPIRIT OF THE MEDITERRANEAN - POVLJANA - PAG ISLAND We present to you a project of 5 luxury villas in an extremely intimate and unique location in a small tourist town - Poveljana on the island of Pag, which proudly bear the true spirit and design of the Mediterranean. The villas are surrounded by the typical Pag stone landscape, and they offer a view of the sea and the mountains that will leave every visitor breathless. The architecture of the villas, which at the same time seems cosmopolitan and down-to-earth, has created warm and pleasant villas full of character and comfort, and the simplicity of their design ensures quiet, unique and unpretentious luxury with the highest quality and standard. This is a place where sun, sea and stone rule, and the Mediterranean reigns. The villas are located in one of the most intimate locations on the Croatian coast, and they are only 150 meters from the nearby beach, which is not overcrowded even in the peak of the summer season. The first phase with two villas is finished and the said villas are already ready for occupancy! VILLA QUINTIN Villa Quintina has a total living area of 189.63m<sup>2</sup>, while its total usable area is 399.70m<sup>2</sup>. It consists of 4 comfortable bedrooms with their own en suite bathrooms, a spacious open space kitchen, dining room and living room with a Piazzetta fireplace, a room for entertainment and a large terrace with an incredible view of the sea. In addition to the above, the villa is also highlighted by its heated pool of up to 40m<sup>2</sup> (so-called infinity pool) as well as an outdoor lounge with a dining terrace and barbecue. A place made for creating unforgettable memories and experiences. When furnishing the villa, top-quality materials and equipment were used, which greatly affect the quality of the stay and the ease of maintenance, of which it is worth highlighting: - Italian kitchen with Bosch appliances - Mitsubishi air conditioners in all rooms - Zucchetti and Galassia sanitary ware - Danfos underfloor heating in all rooms - STO facade insulation - ALU K aluminum joinery - Italian tiles Mirage 1st class - Ceiling height 300+cm, invisible door height 240cm - and more The island of Pag is known for its rich cultural tangible and intangible heritage, superb gastronomy and beautiful pebble beaches with crystal clear sea. It is ideal for those who prefer a quiet but active vacation. The town of Poveljana is a popular tourist destination with numerous amenities, which is only a 35-minute drive from the city of Zadar and the highway, while Zadar Airport is a 55-minute drive away. Do not miss the opportunity to become the owner of this luxurious secluded Mediterranean oasis, because projects like this in these locations are not very common. To arrange a viewing and for more information, contact: +385 95 544 2160 Filip Lustica +385 98 429 832 Vlatko Carp ID CODE: DA100062426

## Additional contact info

Reference Number: 582915  
Agency ref id: DA100062426