

Rab, dvije vrhunske Ville!!, Rab, House



Seller Info

Name: Dinko Mavrinac
First Name: Dinko
Last Name: Mavrinac
Company Name: AS nekretnine d.o.o.
Service Type: Selling and renting
Website: <http://www.asnekretnine.com/>
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Region: Primorsko-goranska županija
City: Rijeka
ZIP code: 51000
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About us: AS nekretnine d.o.o. je trgovačko društvo koje se bavi posredovanjem u prometu nekretninama. Svoje korijene vuče iz istoimenog obrta osnovanog 1996. godine u Krku. Deset godina kasnije, 2006. godine u skladu sa suvremenim tokovima obrt prelazi u društvo sa ograničenom odgovornošću i nastavlja poslovati u gradu Krku na adresi Šetalište Sv. Bernardina 3. Nakon stupanja na snagu Zakona o posredovanju u prometu nekretnina 2008. g. AS nekretnine d.o.o. se usklađuje sa tim zakonom i 27. ožujka 2009. g. dobiva licencu od HGK za obavljanje posredovanja u prometu nekretnina po brojem 97/2009. Najzad, od prosinca 2009.g. AS nekretnine d.o.o. posluje iz ureda u Rijeci i možete nas posjetiti na adresi Fiorello La Guardia 1b.

Listing details

Common

Title:	Rab, dvije vrhunske Ville!!
Property for:	Sale
House type:	detached
Property area:	800 m ²
Lot Size:	2450 m ²
Number of Floors:	2
Bedrooms:	20
Bathrooms:	10
Price:	1,250,000.00 €
Updated:	May 08, 2024

Location

Country:	Croatia
State/Region/Province:	Primorsko-goranska županija
City:	Rab
City area:	Supetarska Draga
ZIP code:	51280



Permits

Building permit:	yes
Ownership certificate:	yes

Additional information

Energy efficiency:	In preparation
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Parking

Garage:	yes
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Description

Description:	<p>Building land on which there are these two objects has an area of 2450m². The plot is completely walled in by stone walls of 2 - 4m height and the garden is fenced stone fence and illuminated. The garden has a number of large old holm, Figs, Pine, palm, olive, almonds, laurel and oleander, which in the summer months creates a pleasant shade and a special atmosphere. In 1995 years was remodeled and completely reconstructed the existing house that was expanded and raised the floor, so that at the facility received four separate apartments for rent, which in summer is very successfully rented to tourists. This house has a gross area of approximately 390m² and consists of 2 apartments with terrace on the ground floor and 2 apartments with terrace on the first floor. All apartments are furnished and fully equipped. The house has central heating on Oil and each apartment is air conditioned. All apartments have ST-TV and wi-fi internet connection Flat no. 1</p>
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on the ground floor has a superficial of 100m² and consists of 2 bedrooms, each with bath / WC and balcony with sea views, living room with satellite TV, kitchen with dining area and a covered terrace with furniture and sea views. The ground floor is also flat no. 2 which has an area of 65m² and consists of 2 bedrooms, (one double bedroom and one single with a double bed 160x200) Bathroom / toilet and a large kitchen with dining area which has direct access to 80m² large illuminated terrace and garden. Above the apartment no. 2 is a flat no. 3, which has an area of 70m² and consists of one double bedroom with balcony, bathroom, separate toilet, kitchen, separate dining room, above the dining room there is a separate gallery with 2 children's beds, and living room with a large balcony overlooking the sea. Above the apartment no. 1 on the floor of the apartment number 4, which has an area of 110m² and consists of 2 large double bedrooms, one room has a balcony with sea view, large bathroom, and another separate toilet, living room with open fireplace and terrace with beautiful sea views and a balcony with deck chairs, kitchen and separate dining room. On the ground floor there is also a central heating and one laundry. Apart from this house built in 2008 is a new villa with swimming pool, designed as Villa with 4 stars. This villa has a gross area of 410m² and several terraces with stunning sea views. The villa has central air conditioner type "Daikin all Thermo" and the entire villa is air-conditioned and in addition all four bathrooms, living room and dining room has underfloor heating. Villa is built on a slight slope so that both levels are practically on the ground floor and the main entrance is located on the upper floor. On the lower floor there is a large garage for 2 cars and 5m wide gate and remote control, cellar (storage) which has an entrance directly from the outside, a large fitness room with sauna, jacuzzi, shower and direct access to the covered terrace with sea view and the pool. In addition to the lower floor is a large double room with bathroom-toilet, air conditioning, satellite TV and a separate entrance. On the upper floor there is the main entrance with a covered terrace, hall with toilet for guests, 3 twin bedrooms, each with bath / WC, satellite TV, Wi-Fi and air conditioning, one room has a terrace overlooking the sea, under 25m² lies on a tower Villa that room can be used as a bedroom, living room 40m² with two large sliding glass walls and a beautiful sea view, dining room, kitchen of 30m³ and a large covered terrace of 45m² with sea view. All bedrooms, living room and fitness room has access to satellite TV and Wi-Fi Internet. In front of the garage there is a private parking area of 200m² for 9-10 cars. To estates operated by a private asphalt road about 300m and property located far from roads in absolute peace and quiet. First adjacent house is situated 100m air line and estate offers complete privacy. On the approach road can be installed iron gates with cameras so that no unattended can not enter the property. In addition to building land is not allowed further construction so that no one can come in direct neighborhood and compromise privacy, or sea views. At my current construction land where there are these two home owner may build if you want another villa of up to 400m² In addition to these two houses with the building land belonging to the estate and two olive with 30 olive trees and agricultural land the far about 200m from the house area of 900m² where you can also pick up an olive grove with 45-50 olive trees, and forests approx. 4000m². ID

CODE: 4642-2878

Additional contact info

Reference Number: 606816
Agency ref id: 4642-2878