

## Vir, moderna kuća sa bazenom, vaša oaza za odmor, Vir, House



### Seller Info

Name: Predrag Dilenardo-Zamlić  
First Name: Predrag  
Last Name: Dilenardo-Zamlić  
Company Name: Opatija nekretnine  
Service Type: Selling and renting  
Additional Email: predrag@opatijanekretnine.info  
Website: <http://www.opatijanekretnine.hr>  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Opatija  
ZIP code: 51410  
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About us: Agencija OPATIJA

NEKRETNINE licencirana je agencija za promet nekretnina koja posluje u sklopu grupe OPATIJA NEKRETNINE, koju čine dvije licencirane agencije za promet nekretnina, i to:

OPATIJA NEKRETNINE  
j.d.o.o. OPATIJA  
poslovnica Opatija nekretnine  
M.Tita 88/1  
poslovnica Opatija nekretnine  
M.Tita 75  
RIJEKA NEKRETNINE  
j.d.o.o. RIJEKA  
poslovnica Rijeka nekretnine  
Adamićeva 24/2.kat

Sukladno zakonskim uvjetima licencirane agencije posluju temeljem rješenja nadležnog Ministarstva gospodarstva te upisa u registru posrednika u prometu nekretnina pri HGK, te su osigurane od rizika pri

osiguravajućem društvu  
JADRANSKO OSIGURANJE  
d.d.

Članice grupe OPATIJA  
NEKRETNINE su potpisnice  
kodeksa etike u poslovanju  
posrednika u prometu  
nekretnina pri HGK.

Želja nam je postati jedna od  
vodećih grupacija na području  
poslovanja nekretninama na  
području cijele RH. Svoje  
usluge trudimo se pružati po  
najvišim standardima u  
posredovanju prometom  
nekretnina te posebnu pažnju  
poklanjamo svakom klijentu  
bez obzira na obim potrebne  
usluge.

U sklopu agencije posluju  
osobe s položenim stručnim  
ispitom za agenta posredovanja  
u prometu nekretnina pri  
Hrvatskoj Gospodarskoj  
komori.

Naša usluga obuhvaća :

razgledavanje i prezentaciju  
nekretnina,

prikupljanje i provjeru sve  
potrebne dokumentacije za  
sklapanje pravnog posla,

upis vlasništva u zemljišnim  
knjigama,

pravno savjetovanje u svezi  
kupoprodaje nekretnine od  
strane naše pravne službe.

Poslovanje agencija koje djeluju u sklopu grupe OPATIJA NEKRETNINE usklađeno je sa novim Zakonom o posredovanju u prometu nekretnina Republike Hrvatske te posjedujemo licencu za rad.

Reg No.: 56/2015

## Listing details

### Common

Title: Vir, moderna kuća sa bazenom, vaša oaza za odmor  
Property for: Sale  
House type: detached  
Property area: 158 m<sup>2</sup>  
Lot Size: 313 m<sup>2</sup>  
Number of Floors: 2  
Bedrooms: 4  
Bathrooms: 2  
Price: 535,000.00 €  
Updated: Oct 17, 2024

### Condition

Newbuild: yes  
Built: 2024

### Location

Country: Croatia  
State/Region/Province: Zadarska županija  
City: Vir  
City area: Vir  
ZIP code: 23234

### Permits

Ownership certificate: yes

### Additional information

Energy efficiency: In preparation



## Parking

Number of parking spaces: 2

## Description

Description:

Luxury House with Pool on Vir Island – Your Dream Property on the Adriatic  
This exclusive newly built villa on the popular island of Vir offers a perfect combination of modern design, prime location, and luxurious comfort. Whether you're looking for a private retreat for your family or a lucrative investment for tourist rentals, this villa has it all. Property Highlights: Spacious living area of 158.46 m<sup>2</sup> on a plot of 313 m<sup>2</sup> Private pool and covered terrace for relaxing summer days Open-plan living and dining area on the ground floor with direct access to the terrace 3 bright bedrooms on the upper floor, some with balconies and sea views High-quality fittings with modern appliances and premium materials Located near the most beautiful beaches of the island Perfect Location: The villa is situated in a quiet, family-friendly area of Vir, just minutes from the sea. Vir is known for its picturesque beaches and excellent infrastructure, providing all the amenities you need for quality living. Unique Investment Potential: This house offers ideal conditions for a relaxing vacation but also excellent opportunities for tourist rentals. With its peaceful location, proximity to the beach, and high-quality amenities, high occupancy is guaranteed. Price: €535,000 plus 3.75% agency commission (including VAT). Viewings and Contact: We would be happy to arrange a viewing for you. Contact us for more information – we provide support in both German and Croatian throughout the entire purchase process. Inquire now and secure your dream home on Vir Island today! Visit our website for more exclusive property listings or for personalized advice: [mydalmacia.de](http://mydalmacia.de). ID CODE: 2310-K4448

## Additional contact info

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