





 $\boxplus$  400 m²  $\mod$  Pašman, Croatia  $\implies$  2 750 000 EUR / 66 660 000 CZK



WITH THIS PROPERTY, YOU'LL BE ASSISTED BY

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N7518	Price	2 750 000 EUR / 66 660 000 CZK
Pašman, Croatia	Туре	Houses
Villa	Usable area	400 m <sup>2</sup>
5 and more rooms	Land area	773 m²
G - Extremely uneconomical	Number of floors	3
Yes	Parking	Yes
Yes	Terrace	Yes
Yes		
	Pašman, Croatia  Villa  5 and more rooms  G - Extremely uneconomical  Yes  Yes	Pašman, Croatia  Type  Villa  Usable area  5 and more rooms  Land area  G - Extremely uneconomical  Number of floors  Yes  Parking  Terrace

## About real estate

We offer for sale a beautiful modern villa located in a quiet area with unobstructed sea views. This unique residence, built on a plot of 773 sqm, is spread over three comfortable floors and offers an elegant combination of timeless design, high-quality amenities, and absolute privacy.

On the ground floor there is a comfortable bedroom with en-suite bathroom, sauna with additional bathroom, fitness room, tavern with indoor barbecue and billiards, laundry room and garage. The first floor consists of a bedroom with bathroom, separate toilet, designer kitchen with dining area and spacious living room, which flows seamlessly onto the terrace with hot tub, heated pool and relaxation area.

The second floor offers four bright bedrooms with en-suite bathrooms. Large glass walls provide breathtaking views of the surrounding countryside. The villa also has a roof terrace with panoramic sea views and an outdoor children's playground.

The interior features carefully selected materials and custom-made furniture, giving the whole space a unique style and harmony. The villa is an ideal investment for family living or lucrative tourist rentals.

The island of Pašman, located opposite Zadar, is one of the most beautiful and peaceful Croatian islands. Its charm lies in its unspoiled nature, crystal clear sea, and authentic Mediterranean atmosphere. Thanks to excellent boat connections and proximity to the mainland, it is easily accessible. The region offers a wide range of activities, from water sports and gastronomic experiences to cultural trips to nearby historic towns. There are complete civic amenities in the vicinity, making this location ideal for both recreational and permanent living.

