



550 m<sup>2</sup>

Vis, Croatia

3 500 000 EUR / 85 260 000 CZK



WITH THIS PROPERTY, YOU'LL BE ASSISTED BY

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Order number	N7573	Price	3 500 000 EUR / 85 260 000 CZK
Address	Vis, Croatia	Type	Houses
Category	Villa	Usable area	550 m <sup>2</sup>
Number of rooms	5 and more rooms	Land area	307 m <sup>2</sup>
Energy performance of the building	G - Extremely uneconomical	Number of floors	3
Device	Yes	Parking	Yes
Terrace	Yes		

## About real estate

We offer for sale an impressive villa located directly by the sea on the island of Vis, one of the most beautiful and most authentic Croatian islands. The villa is situated in a quiet location, far from the bustling town center, and offers ideal conditions for an undisturbed vacation in complete privacy.

The total living area of the villa is 550 m<sup>2</sup> and is spread over four floors. Each floor offers breathtaking views of the crystal-clear Adriatic Sea, which are enhanced by the total area of 204 m<sup>2</sup> of terraces. The villa can be used as a luxury family home or as four separate residential units for tourist rental, depending on the wishes of the future owner.

The villa also has a garage for one car, private access to the beach and mooring for two boats, making it the perfect choice for lovers of yachting and water sports.

The main apartment, which extends over the ground floor and first floor, has a living area of 281 m<sup>2</sup>. It offers four bedrooms, a spacious living room, a kitchen with a dining area, three bathrooms, and a separate toilet. This apartment opens onto a magnificent 225 m<sup>2</sup> terrace equipped with a barbecue, sun loungers, and an outdoor dining area – the ideal space for summer evenings by the sea.

On the second floor there are two more residential units. The first has an area of 42 m<sup>2</sup>, contains one bedroom, a living room, a bathroom and is adjacent to a 29 m<sup>2</sup> terrace. The second apartment on this floor has an area of 53 m<sup>2</sup>, two bedrooms and a beautiful 32 m<sup>2</sup> terrace.

The 75 m<sup>2</sup> attic apartment has two bedrooms and an 18 m<sup>2</sup> terrace. It is ideal as a cozy and separate guest apartment or as an additional rental unit.

The island of Vis is known for its unspoiled nature, rich history, and crystal clear sea. This property is a rarity on the market and offers an exceptional opportunity for anyone looking for peace, beauty, and comfort in one of the most exclusive locations on the Adriatic.