



400 m<sup>2</sup>

Vrsi, Croatia

Sold



WITH THIS PROPERTY, YOU'LL BE ASSISTED BY

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Order number	N6344	Price	Sold
Address	Vrsi, Croatia	Type	Houses
Category	Villa	Usable area	400 m <sup>2</sup>
Number of rooms	5 and more rooms	Offer status	Sold
Land area	894 m <sup>2</sup>	Energy performance of the building	G - Extremely uneconomical
Device	Yes	Parking	4
Terrace	Yes	Swimming pool	Yes

## About real estate

We offer for sale a luxurious modern villa located in the first row to the sea, right next to a beautiful, quiet beach and offering 400 sqm of living space on a plot of 894 sqm. The villa was built in 2022 and is located in Vrsi, a small town on a peninsula near the city of Zadar.

On the ground floor there is a fully equipped living room, a dining room with a dining table for 10 people and a modern kitchen with a bar. There is also a wellness area with sauna and jacuzzi. On the upper floor there are four bedrooms with double beds (200x210) and private bathrooms. The bedrooms have direct access to the terrace with outdoor seating.

On the outdoor terrace there is a heated swimming pool (49 sqm) 1.6 meters deep with additional waterfall and massage function. The terrace includes a separate area with a fully covered outdoor kitchen and dining area with fireplace, which can be fully opened to become a natural part of the outdoor terrace.

A very high standard of materials and technology is used throughout the villa, including smart home technology. All rooms have underfloor heating, air conditioning, electrically operated blinds.

The garden is fully fenced and has four private parking spaces. Thanks to the mature trees, the villa offers full privacy.

The location provides full amenities and a beautiful and rugged 34 km long coastline dominated by natural coves and hidden beaches.