



## listing



### Agent Info

Naam:	ArKadia
Bedrijfsnaam:	
Mistlampen:	United Kingdom
Telefoon:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Advertentie details

Vastgoed voor:	Koop
Prijs:	USD 807,406.7

### Locatie

Aanbevolen Auto Onderdelen:	Croatia
Staat/Regio/Pronvincie:	Dubrovacko-Neretvanska Zupanija
Plaats:	Korčula
Geplaatst:	21-03-2024

### Omschrijving:

Nestled in the tranquil town of Korčula, this semi-detached residence boasts an irresistible sea view, creating an enchanting living experience. Positioned just 30 meters from the pristine beach, the property enjoys a prime location surrounded by essential amenities, shops, and restaurants, ensuring practicality and comfort for everyday living. The city center is conveniently a mere five-minute drive away.

Spanning a generous 271 square meters, the house is divided into four apartments across four floors (basement - 38m<sup>2</sup>, ground floor - 86m<sup>2</sup>, first floor - 77m<sup>2</sup>, attic - 38m<sup>2</sup>), offering flexibility and potential for shared occupancy.

Each floor features expansive rooms bathed in natural light, fostering a warm and inviting ambiance conducive to relaxation. In addition to a garden and a spacious terrace equipped with a barbecue, the property boasts two sizable balconies and ample parking space.

With captivating views of the sea and neighboring islands, this residence epitomizes the Mediterranean lifestyle. It presents an exceptional investment opportunity in the tourism sector, marrying a perfect location with the comfort and elegance synonymous with coastal living.

Ref: RE-LB-IRO1972

Overall additional expenses borne by the Buyer of real estate in Croatia are around 7% of property cost in total, which includes: property transfer tax (3% of property value), agency/brokerage commission (3%+VAT on commission), advocate fee (cca 1%), notary fee, court registration fee and official certified



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translation expenses. Agency/brokerage agreement is signed prior to visiting properties.

## **Algemeen**

Slaapkamers: 11  
Badkamers: 4  
Afgewerkte vierkante meter: 270 m<sup>2</sup>  
Lot Afmeting: 171 m<sup>2</sup>

## **Lease terms**

Date Available:

## **Additionele informatie**

Website URL: [http://www.arkadia.com/ZLWS-T1764/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/ZLWS-T1764/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## **Contact information**

IMLIX ID: re-lb-iro1972

