



320 m<sup>2</sup> Split, Croatia 1 650 000 EUR / 41 365 500 CZK



WITH THIS PROPERTY, YOU'LL BE ASSISTED BY

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Order number	<b>N7597</b>	Price	<b>1 650 000 EUR / 41 365 500 CZK</b>
Address	<b>Split, Croatia</b>	Type	<b>Houses</b>
Category	<b>Villa</b>	Usable area	<b>320 m<sup>2</sup></b>
Number of rooms	<b>5 and more rooms</b>	Land area	<b>600 m<sup>2</sup></b>
Energy performance of the building	<b>G - Extremely uneconomical</b>	Device	<b>Partly</b>
Parking	<b>Yes</b>	Loggia	<b>Yes</b>
Terrace	<b>Yes</b>	Swimming pool	<b>Yes</b>

## About real estate

We offer for sale a modern villa with swimming pool, located in a unique complex of newly built villas in a settlement near Split. The total living area of the villa is 320 m<sup>2</sup> and is divided into three floors. On each floor there are several loggias and terraces from which you can enjoy a breathtaking view of the sea and the surrounding islands. The villa is set on a 600 m<sup>2</sup> plot and offers a beautifully landscaped garden with automatic irrigation and parking for several vehicles.

In the basement of the villa you will find an entertainment area which includes a billiard room and a wellness room for maximum relaxation. There is also an additional bathroom for added convenience, a machine room and a garage. This space is ideal for relaxation and social gatherings.

On the ground floor, there is an open space that connects the modern kitchen, spacious living room and dining room. In addition, there are two bedrooms, one of which has an en-suite bathroom. An additional bathroom is available for guests. The ground floor opens out onto a beautiful terrace with an overflowing swimming pool, offering not only comfortable relaxation but also stunning views of the sea and nearby islands.

On the first floor there is a spacious entrance hall and two bedrooms, both with en-suite bathrooms. There is also a roof terrace with outdoor furniture for comfortable seating and social gatherings. This terrace also includes a hot tub, ideal for relaxing in the open air. The views from this floor will literally take your breath away.

This property offers an excellent combination of quiet living and convenient access to city life. The distance from the sea is only 300 meters, as well as from the nearby beach, and the city of Split is only about 12 km from this exclusive residence. This villa represents an ideal choice for those looking for modern, comfortable and luxurious living close to the sea, with spectacular views and in a quiet location, yet with quick and easy access to the city of Split.

Feel free to contact us for more information and to arrange a viewing.