

CHRISTIE'S

INTERNATIONAL REAL ESTATE

CROATIA



Modern villa - Pag

Pag, Dalmatia, Croatia

Price: 1.100.000 €

Bedrooms: 4

Bathrooms: 4

Half bath: 1

Plot: 650 m²

Total built: 449 m²

Usable area: 350 m²

Living area: 270 m²

Terrace: 142 m²

Airport: 85 Km

From the sea: < 1 km

Energie certificate: A+

Year built: 2021

Buyer's commission: 3%
+VAT

Listing id: 202011037

AMENITIES

Outdoor pool
Game room
Sauna(s)

Terrace / Outdoor space
Hardwood flooring
Intercom system

Garden
Courtyard
Security system

Spa / Hot tub
Fireplace(s)
Controlled access

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C R O A T I A

Furnished
Grill/Barbecue
3 parking spaces

Built
Parking

Heated Pool
Walk-in shower

Floor heating
Al fresco dining area

PROPERTY DESCRIPTION

Situated on the beautiful Island of Pag, this modern and newly built villa features an attractive and sleek interior living space. This property offers privacy in a highly desirable location.

On the first floor, a bright, open plan living and dining room with adjoined kitchen opens straight out to the sunny terrace for easy indoor-outdoor access.

The upper floor includes a large anteroom, which leads to 4 bedrooms, all with ensuite bathrooms. Each bedroom is adorned with its own balcony complete with sea and garden views.

High quality fixtures, hardwood floors, details made of Brač stone and high-end furniture can be found throughout the home.

The spacious terraces, built as natural extensions of the living room, include a heated infinity pool and hot tub. The sauna and entertainment room, complete with a billiard table, add a fun touch to this splendid Mediterranean second home.

The villa has its own private path and is fenced in for complete privacy.

Total built area is 449 sqm from which the interior is 270 sqm, terraces 142 sqm and outdoor swimming pool 37 sqm.

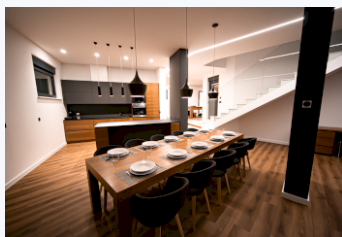
The asking price does not include the VAT. In case the buyer is a private person, the VAT amounts to 25%. In case the buyer is a company registered in VIES base, Reverse Charge applies.



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