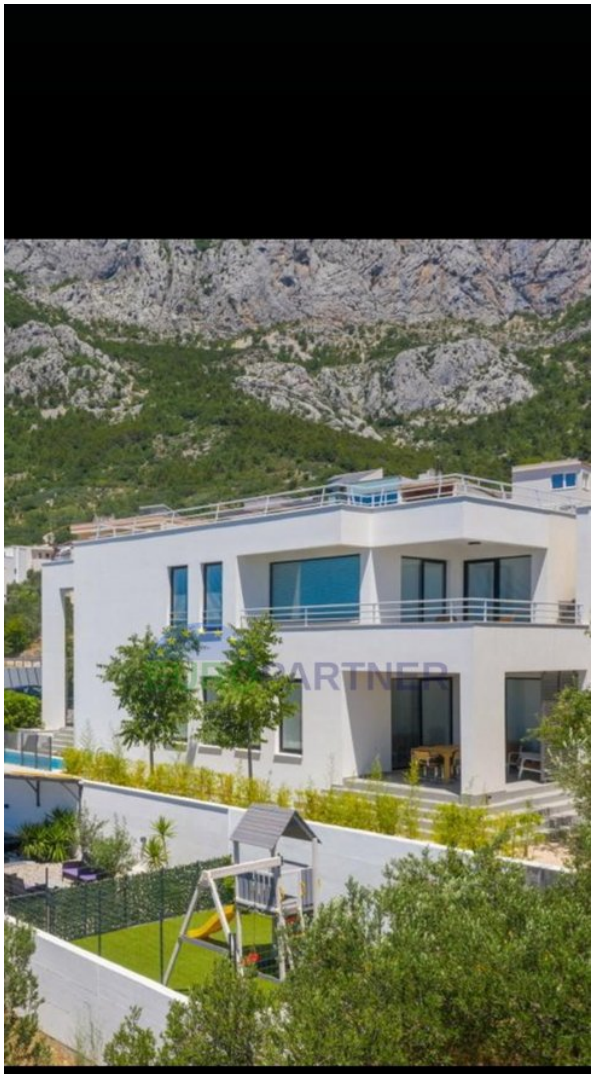
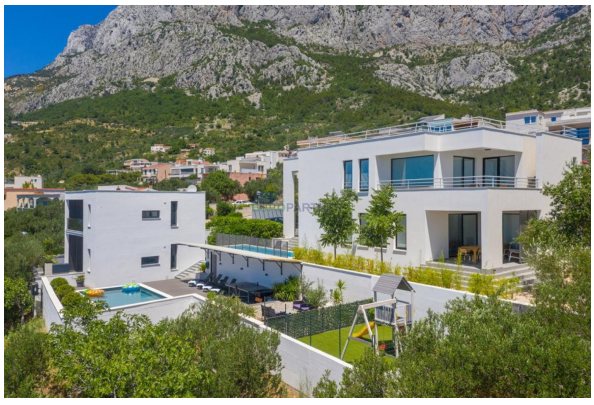
**EURO PARTNER**
Mate Vlašića 20, 52440 Poreč
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| | |
|---|---|
| **Code :** | 00104 |
| **Location :** | Makarska |
| **Building area :** | 360 m2 |
| **Land area :** | 300 m2 |
| **Number of bedrooms :** | 4 |
| **Number of bathrooms :** | 4 |
| **Number of toilets :** | 3 |
| **Distance from the center :** | 2.2 km |
| **Distance from the sea :** | 1.8 km |

## Price : 1.190.000 €

### BUILDING

| | |
|---|---|
| **Number of rooms :** | 6 |
| **Number of floors :** | 1 |
| **Energy class :** | A+ |
| **Year of construction :** | 2014 |
| **Year of renovation :** | 2019 |
| **Condition :** | Renovated |

### AMENITIES

| | |
|---|---|
| **Sea view :** | Yes |
| **Number of parking spaces :** | 4 |

### HEATING & COOLING

| | |
|---|---|
| **Air conditioning :** | Yes |

### INFRASTRUCTURE

| | |
|---|---|
| **Electricity :** | Yes |
| **Water :** | Yes |
| **Sewerage :** | Yes |

### DOCUMENTATION

| | |
|---|---|
| **Ownership certificate :** | Yes |
| **Building permit :** | Yes |
| **Occupancy permit :** | Yes |

This beautiful villa with a modern design is located in a village just a few kilometers from the town of Makarska.
The villa has a size of 360 m2 and lies on a plot of land of 620 m2. It has a modern design, as does the furniture inside the villa.
The villa has an open view of the sea and the islands, and in front of the house there is an agricultural land with an olive grove, which means that the view cannot be disturbed!
The villa extends over 3 floors, basement, ground floor and first floor.
In the basement, there is a large room that is used for operational things such as cleaning and laundry (washing machine, dryer, ironing room and various closets for storing it) and a large gym with all accompanying equipment, as well as a sauna for 4 people.
The ground floor consists of a large and spacious living room, modern kitchen with dining room, guest toilet, and two bedrooms with

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bathrooms.
Upstairs there are 3 more bedrooms, one of which has its own bathroom and access to its own terrace with a beautiful view of the sea.
The villa is built and equipped with top quality materials and appliances!
In the yard there is a small pool of approx. 25 m2, outdoor shower, Whirlpool, sunbathing area and barbecue area.
The villa has 3 parking spaces and a garage.
The villa has never been a tourist rental, but it can be a perfect investment for tourism or, as before, just for family and private life with perfect relaxation and socializing.