

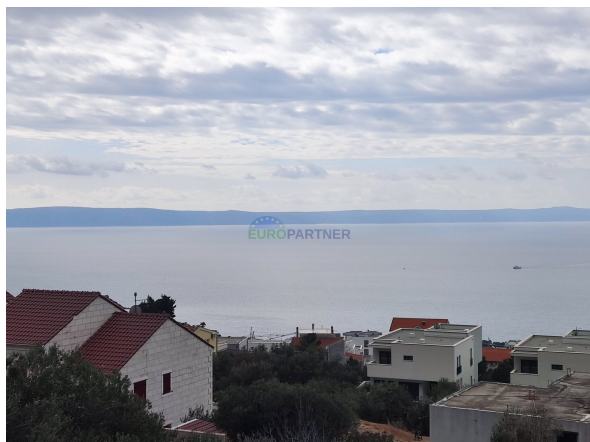
EURO PARTNER

Istarskog razvoda 1, 52440 Poreč

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Code :	00097
Location :	Makarska
Building area :	150 m2
Land area :	150 m2
Number of bedrooms :	4
Number of bathrooms :	4
Number of toilets :	2
Distance from the center :	2.2 km
Distance from the sea :	1.8 km

Price : 1.100.000 €

BUILDING

Number of rooms :	6
Number of floors :	1
Energy class :	A

AMENITIES

Sea view :	Yes
Number of parking spaces :	3

HEATING & COOLING

Air conditioning :	Yes
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INFRASTRUCTURE

Electricity :	Yes
Water :	Yes
Sewerage :	Yes

DOCUMENTATION

Ownership certificate :	Yes
Building permit :	Yes
Occupancy permit :	Yes

Its for sale a beautiful, modern apartment house with a large heated swimming pool, a sunbathing area and a playroom for children. The house has 2 apartments with 2 bedrooms and a bathroom. Each apartment has approx. 73 m2. The apartments are modernly decorated and with complete furniture.

This is a modern house on two floors. Its interior offers accommodation for 8 people in two separate units. On the ground floor you can enjoy soothing views of the olive groves, while on the first floor you can enjoy a beautiful sea view and the islands (Brač, Hvar and Korčula).

Each unit has an outdoor terrace, a fully equipped modern kitchen with dining room and living room, two elegant bedrooms, and a bathroom with shower and washing machine.

Next to the house there is a large backyard, a heated swimming pool with 8x4 m and with salt water (without chlorine), a garden with a children's playground, a covered sunbathing area, a modernly designed barbecue and an outdoor dining area.

The house has outdoor parking for 2-3 cars.

The house is used as a tourist rental and as such it is a great investment



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to return the investment through tourism.

Dear Buyers, property viewings are possible upon prior signing of a viewing record, which serves as the basis for any further steps related to the purchase process and for the calculation of the agency fee in accordance with applicable law. As an authorised real estate broker, EURO PARTNER d.o.o. charges the buyer a brokerage fee of 3% + VAT of the agreed purchase price upon conclusion of the preliminary agreement or sale contract.