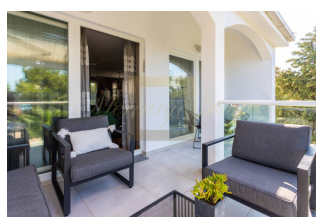
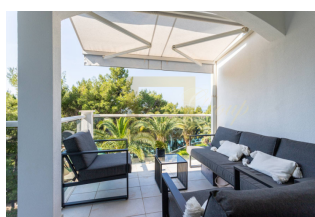




**Podstrana, a unique villa in the most desirable location in Split**

*Croatia, Dalmatia*

|                        |                    |
|------------------------|--------------------|
| <b>Price:</b>          | <b>€ 5 000 000</b> |
| <b>Object type</b>     | House              |
| <b>Market</b>          | New building       |
| <b>Year built</b>      | 2008               |
| <b>Bedrooms</b>        | 11                 |
| <b>Number of rooms</b> | 11                 |
| <b>Land area</b>       | 177 m2             |
| <b>Area</b>            | 514 m2             |
| <b>Category</b>        | For sale           |



This beautiful holiday villa is located in a unique location, which provides the owner with absolute peace and privacy.

The villa extends over four floors - ground floor, two floors and an attic, with a total living area of 411.89 m2.

The villa also has 8 parking spaces, and a private garden with a beautiful view of the sea and a large, spacious jacuzzi, with a total area of 103 m2.

In the villa itself, there are 7 beautiful one-room apartments, fully equipped, and each of them has a balcony with a beautiful view of the sea.

And the great advantage of the real estate itself is a three-room, four-story apartment with a beautiful view of the sea, with a total net area of 143.14 m2, designated as apartment 1, which consists of: on the ground floor from the side part: auxiliary space with a net area of 3.84 m2, on the first floor it consists of three rooms, a bathroom, a hallway, an entrance hall, a storage room and a loggia with a net area of 3.87 m2 (net usable area of 2.90 m2) with a total area of 50.79 m2, on the second floor it consists of a dining room with a living room, a kitchen, a bathroom, vestibule and the associated loggia with a net area of 7.72 m2 (net usable area 5.79 m2) with a total area of 54.62 m2, on the gallery floor of the gallery space with a total area of 33.89 m2.

The villa is fenced and provides complete privacy to the future owners. It is a few minutes' walk from the beach, 7 km from Split and 30 km from Split airport.

A profitable investment considering that it does not require any additional investment. Each of the apartments, as well as the four-story apartment, has separate floors.



ID: HR-191-111885  
WWW.MERCURYSTATE.COM  
TEL./VIBER/WHATSAPP:  
+ 37129642499

Additional information on request.



ID: HR-191-111885  
WWW.MERCURYESTATE.COM  
TEL./VIBER/WHATSAPP:  
+ 37129642499

**Contacts:**

**Alina Merca**

**GSM:** + 37129642499

(Viber, WatsApp)

**E-mail:** alina@mgroup.lv