



**Brac, beautiful villa with a large garden 20 m from the sea**

*Croatia, Islands of the Adriatic sea*

<b>Price:</b>	<b>€ 2 450 000</b>
<b>Object type</b>	House
<b>Market</b>	New building
<b>Bedrooms</b>	10
<b>Number of rooms</b>	10
<b>Land area</b>	1665 m2
<b>Area</b>	600 m2
<b>Category</b>	For sale



Only twenty meters from the sea, in the central part of Sutivan and on a plot of 1665 m2 is located this beautiful villa with a living area of 600 m2.

The villa is spread over four floors: basement, ground floor and two floors. In the basement there is a tavern with a bar, preparations have been made for the wellness area and gym and boiler room.

The ground floor consists of a professionally equipped kitchen, large dining room, living room and a spacious garage. On the first and second floor there are 10 bedrooms with attached bathrooms.

During the construction of the villa, the highest quality materials were used, central heating was provided and each room has air conditioning. The villa has functioned as a small family hotel for years, but without major investments, it can be converted into a home for the elderly.

The roof was recently changed and solar panels were installed. The great advantage of this property on the market is a beautiful and spacious garden that allows the owner privacy, and is enriched with Mediterranean plants. There is more than enough space for a pool in the yard.

It is a property with huge business potential. The final price can be negotiated.

On Brac, the highest Croatian island, lies the small and quiet town of Sutivan. A small picturesque place with a Mediterranean atmosphere and beautiful pebble beaches that stretch to the west and the gentle hinterland is imbued with numerous hiking and biking trails. Numerous cultural monuments, various events and sports activities make it a good choice for a pleasant holiday.

It is a 10-minute drive from Supetar and the ferry port.



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