



### Modern villa in Kostanitsa

Montenegro, Risan and the surrounding area

<b>Price:</b>	<b>€ 2 000 000</b>
<b>Object type</b>	House
<b>Number of rooms</b>	3
<b>Area</b>	300 m2
<b>Category</b>	For sale



Modern villa in Kostanjica, Kotor. The area of the house is 300 m2, and the area of the plot is 696 m2. House plan: · on the ground floor there is a garage, · on the first floor there is a spacious living room, kitchen and guest toilet, · on the second floor there is a small gallery, a bedroom with a bathroom, · on the third floor there are two bedrooms, each with its own bathroom, also a storage room and a laundry room. In front of the villa there is a parking lot for 10 cars, and on the floor above, in the courtyard there is a swimming pool. The villa is fully furnished and equipped with all the necessary appliances. The house is also equipped with air conditioning that will cool the house in the summer and warm in the winter. The windows and the terrace offer a wonderful view of the sea. The part of the plot of the villa is located directly in front of the sea. In walking distance from the house is everything you need: shops, restaurants, pharmacies - and the city of Perast is only 15 minutes away by car, to the city of Herceg Novi - 25 minutes. The distance to the sea is only 20 meters.

#### Contacts:

**Tatyana Artamonova**

**GSM:** +37128487878

(Viber, WatsApp)

**E-mail:** luxury@mercuryestate.com