



Amazing three-storey villa in Kavach

Montenegro, Tivat and the surrounding area

Price:	€ 1 290 000
Object type	House
Number of rooms	11
Land area	1225 m2
Area	450 m2
Category	For sale



For sale amazing three-storey villa in the town of Kavach. The huge ground floor lounge area covers 154m2 and includes spacious living rooms filled with sunshine all day long, a modern kitchen and a spacious dining room with special lighting, as well as a bathroom, and an office with a separate entrance. On the second floor there is a large bedroom with an adjoining bathroom with jacuzzi, and a dressing room. From the bedroom there is access to a spacious private terrace. It also houses a library, 3 additional bedrooms, 2 bathrooms and 3 large terraces offering panoramic views of the sea and the surrounding mountains. On the top floor there is a guest studio apartment with a magnificent terrace of 34m2. Elegant décor, natural stone fireplace, marble flooring and contemporary interiors provide a relaxed atmosphere. The house was designed in such a way as to fit harmoniously into the surrounding landscape with an oak grove. Long summer evenings can be spent on the territory next to the house, where there is a large swimming pool, a barbecue area and a summer kitchen. Well-kept garden with lush vegetation, as well as olive and citrus trees. The entrance to the villa is carried out through a closed area, which ensures the safety of the object. ACCESSORIES INCLUDED: • Central air conditioning system (11 indoor units and one outdoor centralized unit) • 3 solar panels for heating water (boiler volume - 300 liters) • Water tank (volume 67.2m3) • Well (volume 10m3) • Electric generator (Capacity 8.5Bt) • Private sewer system • Automated entrance and garage opening system (2 closed garages + 2 outside parking spaces) • Spacious roof storage room (112.39m2) • Summer kitchen (20m2) • Workshop (18m2) • Technical room • Home Entertainment System • Wireless Internet

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