ISTRIA ADRIA
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Code :	04234
Location :	Vir
Building size :	62 m2
Garden size :	0.00 m2
Floor :	Ground floor
Number of floors :	2
Number of bedrooms :	2
Number of rooms :	3
Number of bathrooms :	1
Air conditioning :	Yes
Energy efficiency :	Not specified
Year of construction :	2025

Price : 260.000 €

Exclusive Ground Floor Apartment in Vir – Just 100m from the Beach!

Location:
Located in a prime area on the island of Vir, this modern apartment is only 100 meters from the beach. Situated on the island's southern side, the town center is within walking distance in just a few minutes. The well-designed layout includes a hallway, two bedrooms, a high-quality bathroom, and a spacious, light-filled living room with a kitchen and dining area that opens directly onto the covered terrace.

Apartment Details for 2 S1

Living Area: 62 m²
Terrace: 11.50 m² and 12.50 m²
Private Garden: 13.50 m²
Parking: 2 spaces
High-Quality Features:

Air Conditioning: In every room for optimal comfort
Bathroom: Underfloor heating with a modern Wi-Fi control system
Windows: Electric blinds and mosquito screens for added comfort
Bathroom Fixtures: Top quality from renowned brands like Grohe, Laufen, Kolpa, and Aquastil
Completion:
The apartments will be ready for occupancy at the beginning of 2025, offering everything needed for a luxurious and comfortable life by the sea.

Price and Viewings
Sale Price: €260,000 + 3.75% agency fee (incl. VAT)
Viewings and Purchase Process: Viewings are available anytime

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after signing the brokerage agreement. We offer comprehensive support throughout the purchase process in both German and Croatian.
Note: Location details are exclusively available to registered clients. Property viewings are only possible after signing the brokerage agreement, ensuring owner protection and compliance with data protection and real estate laws.

Secure Your Piece of Luxury!
Don’t miss the opportunity to own a luxury apartment in one of Vir’s most desirable locations! For more information or to schedule a viewing, feel free to contact us. Explore more attractive properties on our website: istria-adria.com

Claim your piece of paradise on the Croatian coast – we look forward to hearing from you!