

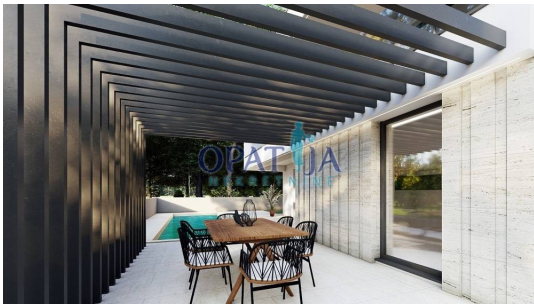
## ISTRIA ADRIA

Pot za Brdom 102, 1000 Ljubljana

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<b>Code :</b>	04487
<b>Location :</b>	Privlaka
<b>Building size :</b>	179 m2
<b>Lot size :</b>	401 m2
<b>Garden size :</b>	0.00 m2
<b>Number of floors :</b>	2
<b>Number of bedrooms :</b>	4
<b>Number of rooms :</b>	5
<b>Number of bathrooms :</b>	5
<b>Garage :</b>	Yes
<b>Air conditioning :</b>	Yes
<b>Swimming pool :</b>	Yes
<b>Energy efficiency :</b>	Not specified
<b>Year of construction :</b>	2024

**Price :** 850.000 €

Luxury house for sale in Privlaka - Modern architecture and proximity to the sea

Price: 850,000 EUR

We offer a new, modernly designed and fully furnished house of 179.58 m<sup>2</sup>, located in Privlaka, in an attractive location just a few steps from the sea. This luxury property is perfect for family life or investment in the tourism sector, and is characterized by top quality construction, elegant design and complete equipment.

House characteristics

Total area: 179.58 m<sup>2</sup>

Swimming pool: 25 m<sup>2</sup>

Location: Privlaka, proximity to the sea

Space layout

Ground floor:

Spacious living room with lots of natural light.  
Modern open-concept kitchen and dining room, fully equipped.  
Exit to a covered terrace with access to the pool.  
Garage, laundry room and additional bathroom.  
First floor:

Four bedrooms, each with its own bathroom and elegantly furnished.

Two bedrooms have covered terraces with sea views.

Yard and additional amenities

Landscaped yard with greenery and barbecue area.

Underfloor heating throughout the house.

Air conditioning in all rooms.

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The property is fully furnished with high-quality furniture and ready to move in.

Privlaka – An ideal place to live

Privlaka is known for its sandy beaches, clear sea and peaceful surroundings. Located near Zadar, this picturesque place offers the ideal combination of natural beauty and all the necessary amenities for modern life.

Sales price: €850,000 plus brokerage commission of 3.75% (incl. VAT)

You can find more properties here: <https://istria-adria.com/>  
Not what you are looking for? Contact us for personal support in your search for your property!

Note:

Location details are available exclusively for registered customers.

On-site viewings are possible at any time. We are also happy to assist you with official procedures.

The purchase process and support are carried out in German and Croatian.

Important note:

Viewing the property is only possible with a signed brokerage contract in accordance with the provisions of the Data Protection Act and the Real Estate Brokerage Act.