



204 m<sup>2</sup> Pag, Croatia 1 250 000 EUR / 30 300 000 CZK



WITH THIS PROPERTY, YOU'LL BE ASSISTED BY

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PROJECT MANAGER

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Order number	<b>N7521</b>	Price	<b>1 250 000 EUR / 30 300 000 CZK</b>
Address	<b>Pag, Croatia</b>	Type	<b>Houses</b>
Category	<b>Villa</b>	Usable area	<b>204 m<sup>2</sup></b>
Number of rooms	<b>5 and more rooms</b>	Land area	<b>783 m<sup>2</sup></b>
Energy performance of the building	<b>G - Extremely uneconomical</b>	Number of floors	<b>1</b>
Device	<b>Yes</b>	Parking	<b>Yes</b>
Terrace	<b>Yes</b>	Swimming pool	<b>Yes</b>

## About real estate

We offer for sale a unique villa situated in an exceptionally quiet location on the island of Pag in the Zadar region. This elegant property combines modern architecture, luxurious amenities, and breathtaking sea views, offering comfortable and stylish living or a great investment opportunity for tourist rentals.

The villa has four spacious bedrooms with en-suite bathrooms, a central open-plan area comprising a fully equipped kitchen, dining room and living room, as well as a separate relaxation area in the basement. The exterior features a heated swimming pool, a sunny terrace, and a landscaped garden, creating the ideal environment for relaxation and social gatherings.

The entire property is designed with an emphasis on privacy, functionality, and a high standard of living. The villa is ideal for year-round use or as a premium investment in the luxury tourism sector.

The property is located on the island of Pag, in one of the most sought-after locations in the Zadar County. The island is known for its wild nature, rugged coastline, beautiful beaches, and excellent gastronomic facilities. The location offers an ideal balance between privacy and accessibility – there are picturesque bays, traditional Dalmatian towns and modern infrastructure in the vicinity, ensuring a comfortable stay. Thanks to the bridge connecting the island to the mainland and the proximity of the international airport in Zadar, the villa is easily accessible even during the high season.