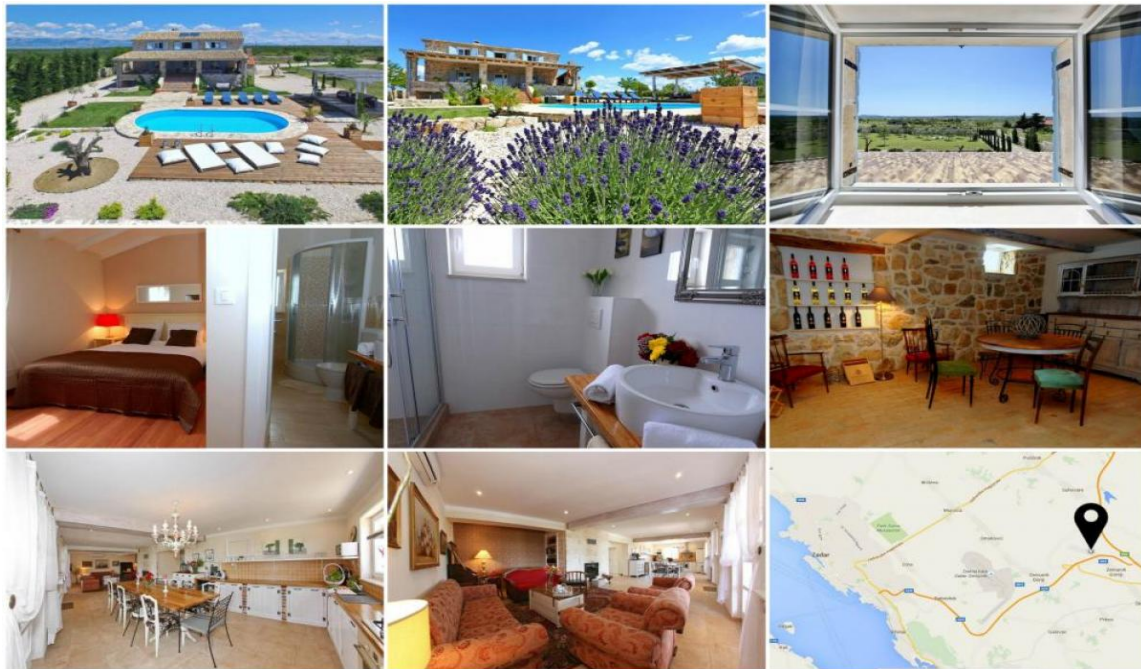


VACATION VILLAS FOR SALE



Zemunik Gornji
Zadar, Dalmatia
Croatia

Asking Price

\$600,000

Bedrooms **6**

Year Built **2010**

Bathrooms **2**

Date Listed **10/18/2023**

Size **340 Sq M**

Listing ID **GL-
1508357869**

Listed by: Free Real Estate Agent

For more information, visit:

<https://www.globallistings.com/3221926>

Overview

The top villa in Zemunik Gornji, located in the behind the town of Zadar, near the sea. The villa is located on a beautiful land plot of 8,800 m2. The garden contains an outdoor arbor, barbecue, children's playground, pool of 35 m2. 100 olive plants, different Mediterranean herbs, sage and cypress plants were planted on the land. In front of the villa is dominated by an uninhabited terrace with pool, decorated with a combination of gravel and wood flooring, carefully arranged greenery, fenced with stone wall 180 cm. The facility consists of: - a basement with a wine cellar - ground floor with kitchen, living room, dining room, two bedrooms and a beautiful covered terrace of 70 m2 - 1st floor with one entrance hall and four rooms The total villa has 250 m2 of net residential area, 340 gross building area. Each room in the villa has TV, satellite, air conditioning, and its heated bathroom (central heating on wood). The villa is painted with ecological colors, parquet flooring is of exceptional quality, equipped with antique furniture. The villa has solar panels that centralize the water system. Every ten meters inside the walls there is LED lighting in all rooms of the villa. The complex is in the system of tourist renting. With the purchase itself, you can continue your job. There is a possibility of buying a smaller part of the villa's land, and in that case the seller leaves room for a deal on the

price. -Estates like this rent during the summer season weekly for 5-7 thousand euros. 16 vacation season weeks x 6.000 = 96.000 per year, guaranteed return of investment in almost 6 years this one is booked for this year already, but its available for sale inmediately Near the sea and sandy beaches 11 km (SukoÅitan), 15 km (Zadar) 3 beautiful Croatia nature parks are nearby for sightseeing. [HTTP://WWW.NP-PAKLENICA.HR](http://www.np-paklenica.hr) Paklenica national park 50 KM [HTTP://WWW.NPKRKA.HR](http://www.npkrka.hr) National Park Krka 50 KN [HTTP://WWW.NP-KORNATI.HR](http://www.np-kornati.hr) Kornati National Park 30 KM It is suitable for the activities: -ecologically growing fruit and vegetables -care about farm animals on the farm -olives and grapes and their processing -products and food in an environmentally friendly way -rental accommodation and rural tourism -Estates like this rent during the summer season weekly for 5-7 thousand euros. 16 vacation season weeks x 6.000 = 96.000 per year, guaranteed return of investment in almost 6 years this one is booked for this year -making different education Contact: palic.renato@gmail.com 0911777759 Renato PaliÄž

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