



Bellaria Estate

DUBROVNIK

Croatia | Sotheby's
INTERNATIONAL REALTY

Bellaria Estate



LIVING AREA
865 m²



PLOT SIZE
30.100 m²



PRICE
7.000.000 €



BATHROOMS
8



ROOMS
10

CONTACT

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MAGNIFICENT ESTATE WITH A MODERN APARTMENT VILLA AND WINERY

The Bellaria estate is set in an unspoiled natural environment in the small picturesque town of Klek, which provides an intimate oasis of comfort with scenic sea and islands view. Located only an hour's drive away from Dubrovnik, this idyllic town formerly was also part of the famous Republic of Ragusa. Nowadays, this tranquil area represents an ideal choice for a peaceful vacation and complete relaxation in the surrounding of pristine Mediterranean nature and within close proximity to attractive tourist sites and renowned destinations. The imposing Bellaria estate features 30100 square meters of plot and it is situated in an elevated position with easy access to the main road. The estate comprises an exceptional apartment villa boasting contemporary interior design and top-notch equipment, and a charming cascading vineyard with 7000 vines on an area of 1,13 hectare. The unique location of this property and the proximity to the appealing pebble beaches make Bellaria Estate a truly desirable investment opportunity which can be easily adapted to meet the requirements of the future owner. The grandiose villa is set in the very heart of the estate and it easily captures attention with its dominant position and elegant exterior that perfectly fits into the lush Mediterranean surrounding, and invites you to enjoy the relaxing ambiance with enchanting sea views. The villa comprises seven apartments, a spacious living room, a kitchen on two floors connected by a small elevator, a wine cellar, a sauna, a winery, and a garage. The villa occupies a total living area of 865 square meters and has a functional spatial layout that allows maximum space utilization. The outdoor areas are enriched with autochthonous plant species and consist of an outdoor pool, a spacious terrace with a lounge area and a barbecue zone, and a vineyard with the Plavac mali and Pošip varieties. A delightful blend of modern design villa, first-class equipment, and the authentic natural surrounding, creates a unique ambiance which cannot leave you indifferent, while the close proximity of the Adriatic sea and complete infrastructure with all the necessary amenities make this property a rare investment opportunity.

AMENITIES

Seaview ✓

Pool ✓

Parking ✓

Furnished ✓

Terrace ✓

Balcony ✓

