

Project by the Sea in Rogoznica

ROGOZNICA

Croatia | Sotheby's INTERNATIONAL REALTY

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LIVING AREA
570 m2

PLOT SIZE
520 m2

PRICE
825.000 €

BATHROOMS
8

ROOMS
8

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For sale is an attractive 520 m2 plot situated in an exceptional location in Rogoznica, on a picturesque peninsula, steps away from the sea and the beach. This is a rare investment opportunity in this part of the Adriatic, where premium positions seldom appear on the market. The plot features an existing apartment house of 270 m2, but its greatest value lies in its remarkable potential to develop a contemporary and luxurious project that meets the highest standards of Mediterranean living in one of the most desirable locations on the Adriatic coast. A modern conceptual design has been prepared, fully aligned with the current spatial plan, providing the investor with a clear vision of the future project, streamlining the planning process, and enabling faster and more efficient project realization. The project envisions the construction of a modern semi-detached house with a total living area of 570 m2 and two residential units, each spanning four levels – basement, ground floor, and two upper floors – offering an exceptional layout and uncompromising comfort. The well-designed interior includes an open-concept living space with the kitchen, dining area, and a spacious living room; four bedrooms, each with its own en-suite bathroom, and additional areas that ensure maximum comfort. The exterior is equally impressive, designed as a private oasis for relaxation. Each unit features its own swimming pool with a sunbathing deck surrounded by a Mediterranean garden, creating a perfect ambiance for summer gatherings. At the same time, each residence also features parking for several vehicles. The plot is located in a residential zone, allowing for the development of a luxury villa or apartment house that will blend harmoniously with its surroundings. This property represents an outstanding investment opportunity in one of Rogoznica's most sought-after areas. It is ideal for those seeking a prime location and looking to invest in a high-value luxury project set amid crystal-clear sea, tranquil bays, exclusive amenities, and an exceptional Mediterranean atmosphere. As an additional advantage, the owner is open to a partnership, offering investors greater flexibility in planning and executing the project. *** No commission fee for the buyer

AMENITIES

Seafront ✓ Seaview ✓







