



Villa Almaris

BRAČ

Croatia | Sotheby's
INTERNATIONAL REALTY

Villa Almaris



LIVING AREA
490 m²



PLOT SIZE
2.570 m²



PRICE
0 €



BATHROOMS
4



ROOMS
3

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Villa Almaris is an extraordinary property set right by the sea and a small pebble beach, in one of Brač’s most coveted and tranquil bays. This exclusive villa perfectly combines contemporary architecture, superior construction quality, and a unique Mediterranean location, offering absolute privacy and understated luxury. Tucked away in absolute tranquility and seclusion, Villa Almaris also offers swift access to vibrant restaurants, bars, and shops—effortlessly blending serene privacy with everyday convenience. Brač, the largest Dalmatian island, is one of Croatia’s most recognizable destinations, known for its rich cultural and historical heritage, crystal-clear sea, and unspoiled nature. Ideally located, Brač is well-connected to Split by regular ferry lines, while the airport above Bol adds further accessibility. Villa Almaris is set on a spacious plot of 2,570 m2 and spans 490 m2 of gross living space (410 m2 net), elegantly distributed over three levels – basement, ground floor, and first floor. The basement features a garage, a sauna, and two versatile rooms that can be tailored to the future owner’s desires—whether for a gym, wellness area, extra bedrooms, or an entertainment lounge. The open-plan ground floor features a kitchen, dining area, and elegant living room centered around a modern fireplace. Expansive glass walls seamlessly connect the interior to a secluded garden terrace with a stylish lounge zone. This level also offers two luxurious en-suite bedrooms. The first floor is dedicated to a luxurious master suite with its own bathroom, an additional kitchen, and a living room with access to a spacious terrace offering spectacular, unobstructed sea views. Every level is seamlessly connected by both an elegant internal staircase and a private elevator. The cascading, meticulously landscaped garden is adorned with lush Mediterranean flora, seamlessly blending with the natural environment. A heated pool further underscores the luxury and exclusivity of this seafront villa, while outdoor parking spaces offer added convenience. Villa Almaris is designed with uncompromising attention to premium materials, refined finishes, and timeless design, creating a residence that meets the highest standards of modern luxury living. Villa Almaris represents a rare opportunity to acquire a luxury seafront villa and is an ideal choice for those seeking refined elegance, absolute privacy, and an authentic Mediterranean lifestyle. Whether envisioned as a magnificent private residence, an exclusive holiday retreat, or a prestigious long-term investment in on...

AMENITIES

- Balcony ✓
- Energy certificate ✓
- Furnished ✓
- Garden ✓
Terrace ✓
- Parking ✓
- Pool ✓
- Sauna ✓
- Seafront ✓
- Seaview

