



# Villa Mirage

ZADAR

Croatia

Sotheby's  
INTERNATIONAL REALTY

# Villa Mirage



**LIVING AREA**  
**500 m<sup>2</sup>**



**PLOT SIZE**  
**1.020 m<sup>2</sup>**



**PRICE**  
**3.850.000 €**



**BATHROOMS**  
**5**



**ROOMS**  
**4**

**CONTACT**  
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Villa Mirage is a luxurious designer villa under construction. It is located in an attractive area near Zadar, a city renowned for its numerous historical landmarks, famous tourist attractions, and vibrant entertainment offerings. It is positioned on a hillside and provides a stunning view of the crystal-clear sea. With its perfect blend of privacy, elegance, and proximity to all necessary amenities, this villa is an ideal place for peaceful family living or an unforgettable vacation. The villa is set on a 1.020 m<sup>2</sup> plot and spans 500 m<sup>2</sup> of living space, elegantly distributed across 3 floors. Every room has been meticulously designed, focusing on high quality and functionality standards while maintaining a perfect balance between elegance and comfort. The open-concept ground floor includes a living room, kitchen, and dining area, where the spacious layout offers abundant natural light and uninterrupted sea views thanks to large glass walls. The living room opens onto a covered terrace, where you'll find a beautiful pool with a sunbathing area and a comfortable lounge zone, ideal for relaxation and enjoyment. This floor also features a gym, sauna, bathroom, and entertainment room. The villa's first floor houses four spacious and elegant bedrooms, each with its own en-suite bathroom and walk-in closet. All rooms have access to a shared covered terrace with a sea view. What sets Villa Mirage apart is the spectacular rooftop terrace with a pool, offering a panoramic sea view, and is an ideal place for complete relaxation and enjoyment. Wine enthusiasts will also be delighted by the exclusive wine wall storage, which completes this luxurious property. All villa floors are connected by an internal staircase and elevator, with two garage spaces and two outdoor parking spots available. During the construction, only the highest quality materials and equipment are used, with special attention given to design details. The villa is expected to be completed in the summer of 2025. The villa is sold fully furnished and equipped. Villa Mirage is a unique property that perfectly combines luxury, elegance, privacy, functionality, and a prime location near the sea.

## AMENITIES

Fitness ✓

Furnished ✓

Garden ✓

Parking ✓

Pool ✓

Sauna ✓

Seaview ✓

Terrace ✓

