

SALE / HOUSE / VRDNIK



Ostalo, Vrdnik, Mikice Lesjaka

700000 EUR

Type of property: **House**
Structure: **Three bedroom**
Area: **110 m2**
Floor: **Ground floor**
Total floors: **1**
Year of construction: **2021.**
Heating: **Floor heating, Electricity**

- ✓ Intercom
- ✗ Elevator
- ✗ Phone
- ✓ Luxurious
- ✗ Salon apartment
- ✗ Garage
- ✗ Loggia
- ✗ Duplex
- ✗ Renovated
- ✗ For renovation
- ✓ New construction
- ✗ Upgrade
- ✓ Parking lot
- ✓ Terrace

PROPERTY DESCRIPTION

A modern and elegant 110 m² house is offered for sale, situated on a approximately 250 m² plot in Vrdnik, one of the most desirable destinations on Fruška Gora.

Built in 2021, the property has been thoughtfully designed and furnished to provide a high level of comfort, privacy and year-round enjoyment. The house is sold fully furnished and equipped, exactly as presented in the photographs, with no additional investment required.

The house is arranged over two levels.

The ground floor features a spacious living room with an open-plan kitchen and dining area, as well as a guest toilet. The open and functional layout creates a pleasant and contemporary atmosphere, ideal both for everyday living and for entertaining family and friends.

The upper floor comprises two comfortable bedrooms, each with its own private bathroom, providing an excellent level of comfort and privacy.

One of the property's key features is its private landscaped garden with a swimming pool, creating the perfect setting for relaxation, leisure and entertaining during the warmer months.

For year-round comfort, the house is equipped with electric underfloor heating, as well as Nordflam wood-burning fireplaces, adding warmth and a distinctive atmosphere to the living space.

Private parking is available within the property, while an additional benefit is the dedicated electric vehicle charging station.

The house is sold fully furnished and equipped, allowing the new owner to move in or begin using the property immediately, without the need for additional investment.

In addition to being an ideal private retreat, the property also represents an attractive investment opportunity for short-term rental. The house has already been successfully operated as a holiday rental, with an outstanding guest rating of 9.9/10 on Booking.com, providing a strong indication of the property's quality and the experience it offers its guests.

This proven rental performance represents additional value for the future owner, who acquires a fully equipped property with an established track record in the short-term rental market.

Vrdnik is one of the best-known destinations on Fruška Gora, attracting visitors throughout the year thanks to its natural surroundings, spa and wellness tourism, as well as its proximity to Novi Sad and Belgrade.

This is a property that combines everything sought after in a contemporary holiday home – modern design, privacy, a private pool, comfort, a natural setting and complete furnishings and equipment.

Your private retreat on Fruška Gora – ready to be enjoyed from day one.

110 m² | approximately 250 m² plot | built in 2021 | 2 levels | 2 bedrooms | 2 private bathrooms | living room | kitchen and dining area | guest toilet | private swimming pool | electric underfloor heating | Nordflam wood-burning fireplaces | private parking | electric vehicle charging station | fully furnished and equipped | Booking.com rating 9.9/10

Agency fee: 2%.