



€1,600,000

## EXCLUSIVE MEDITERRANEAN FRONTLINE VILLA -TIVAT

<https://www.anchorproperties.site>

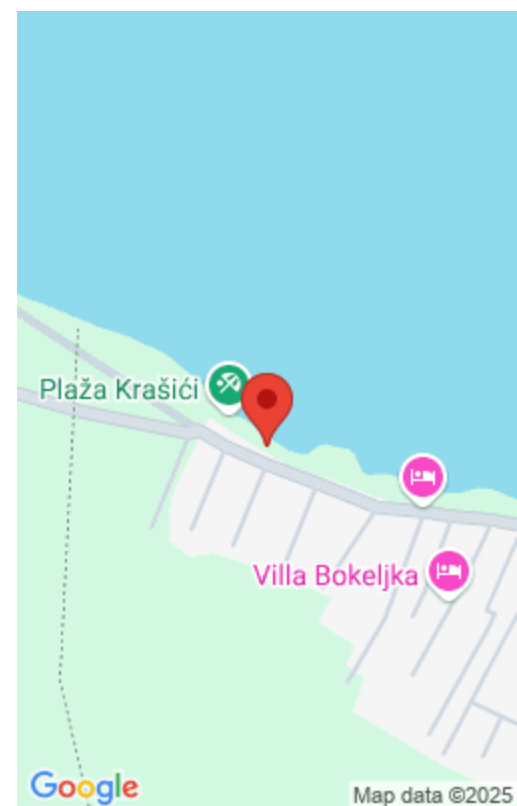
Price Reduced – Exclusive Beachfront Stone Villa with Private Pontoon Experience true Mediterranean luxury in this exceptional stone villa in Krasici, Tivat. Set in a prime frontline position, it offers direct Adriatic access with a private pontoon, perfect for yachting enthusiasts and seaside living. Blending traditional stone craftsmanship with modern comforts, this elegant villa features [...]

- 4 beds
- 5 baths
- Detached House, Villa
- Residential
- For Sale

### Jackie

Anchor Properties

WhatsApp message



### Call us now

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## Basics

**property\_id:** 18022

**Price:** €1,600,000

**Category:** Residential □

**Status:** For Sale

**Bathrooms:** 5

**Lot size, m<sup>2</sup>:** 190 m<sup>2</sup>

**Total rooms:** 9

**Title:** Exclusive Mediterranean Frontline Villa - Tivat

**Mandate:** Dual

**Type:** Detached House, Villa

**Bedrooms:** 4

**House Size:** 240 m<sup>2</sup>

**Condition:** Well Maintained

**Date added:** Added 1 month ago

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## Description

**Short Description:** This elegant frontline stone villa offers the ultimate blend of luxury and comfort, with stunning panoramic views and a perfect setting for both summer and winter. Located in Krasici, Tivat, Montenegro, this home provides direct beach access and is designed for luxury living in all seasons. Luxurious and spacious, with beautiful panoramic views from almost every window and door. Frontline, so you have direct beach access to step out into the beautiful bay or to your yacht anchored at your doorstep.

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## Property Features

**Views:** Bay, Mountain, Garden

**Kitchen Type:** Open plan

**Exterior Features:** Garden, Roof Terrace, Balcony, Patio, BBQ Area, Beach Access, Road Access, Courtyard, Pergola, Enclosed, Paving, Security, Terrace, Beachfront, Pontoon, Off street Parking

**Shared Amenities:** Boat Dock/Marina Access

**Pets Allowed:** Yes

**Living Area Features:** Fireplace, Balcony, Open plan, Large Windows, Door to outside space, Television, Spacious, High Ceilings, Luxury, Elegant

**Kitchen Amenities:** Dishwasher, Refrigerator, Oven, Microwave

**Private Amenities:** Laundry Room, Sauna, Fire Place, Open Plan Living areas, Internal staircase, Gym, Store Room, Private Entrance, Boat Dock/Marina Access, Washing Machine

**Floor covering:** Stone

**Suitable For:** Investment, Family Home, Villa, Beachside Living, Luxury Property



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## Amenities

**Amenities:** Beach Access, Sauna

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## Building Details

**Parking:** Off-street

**Cooling:** Yes

**Construction material:** Stone

**Ground Floor Description:** On the ground floor, you'll find luxurious entertaining spaces designed for comfort and style. The open-plan layout features a modern, well-equipped kitchen, a spacious dining area in the right wing, and a cozy living area with a stone fireplace. This space seamlessly extends to a large outdoor patio, complete with a stone-crafted BBQ kitchen, offering direct access to the beachfront and private pontoon. In the left wing, a versatile gym, yoga, or playroom connects to a bathroom and sauna, with easy access to the patio for a seamless indoor-outdoor experience.

**2nd Floor Description:** The second floor mirrors the elegance of the first, featuring two spacious bedrooms and two bathrooms. The master suite includes a private en-suite bathroom, dressing room, and a balcony with breathtaking views of the bay and Lovćen Mountains. The second bedroom, also with a bay-view balcony, has access to a separate bathroom, ensuring both comfort and privacy.

**Heating:** Underfloor, Dual Hot & Cold A/C

**Glass Type:** Double Glazing

**Floors:** 4 floors

**1st Floor Description:** The first floor features two elegant bedrooms and two bathrooms. The master suite boasts a private en-suite bathroom, dressing room, and a balcony with uninterrupted views of the bay and Lovćen Mountains. The second bedroom also enjoys a bay-view balcony and has access to a separate bathroom, offering comfort and privacy.

**3rd Floor Description:** This floor also features a door leading to a rooftop terrace, the perfect spot to enjoy your morning coffee or evening sunsets. From here, take in uninterrupted views of the bay, overlooking Porto Montenegro and Porto Novi, with the stunning mountains as a breathtaking backdrop.



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