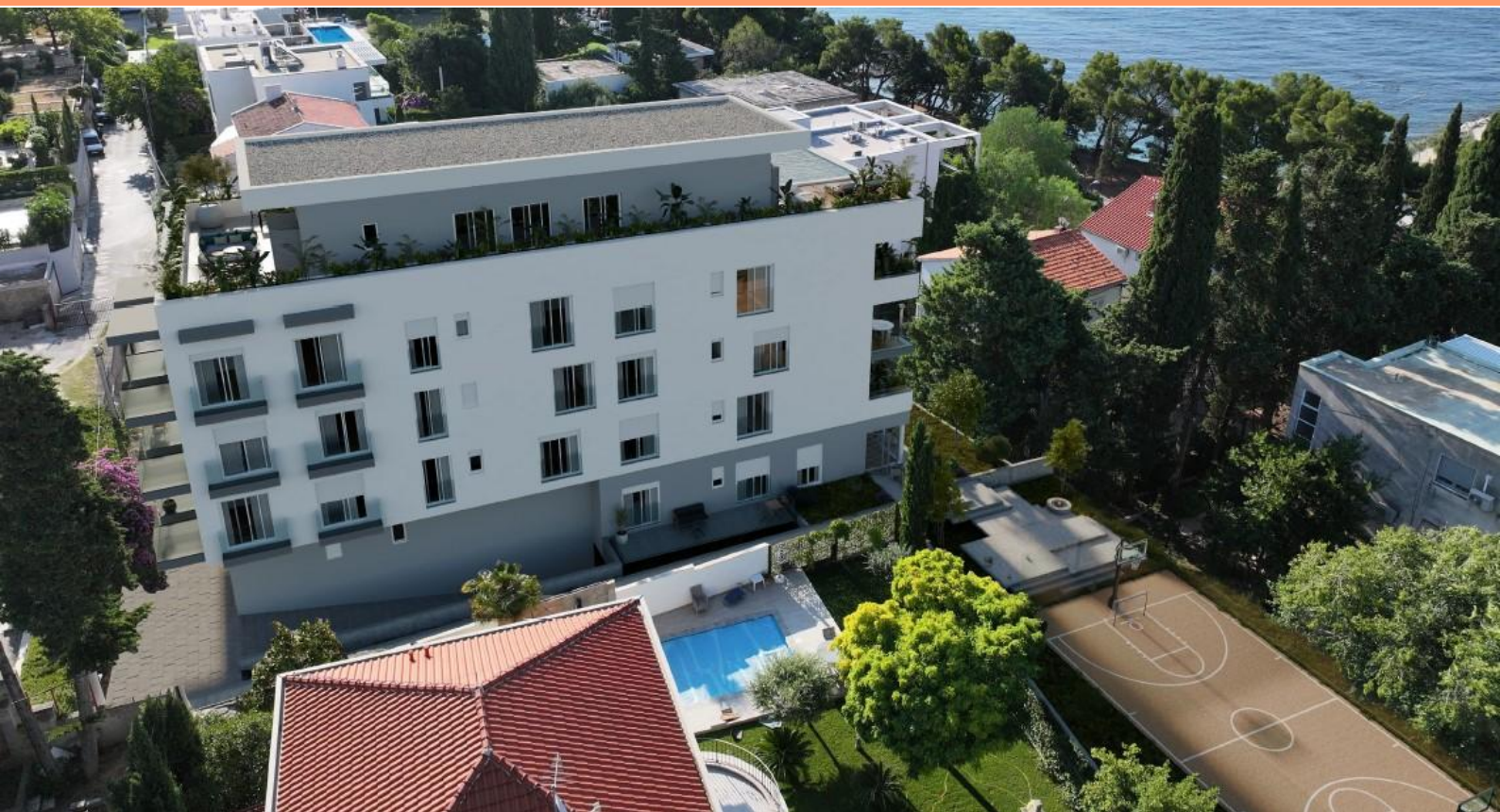


Apartment

Split, Dalmatia



Ref	RE-LB-IRO2136
Type	Apartment
Region	Dalmatia > Split
Location	Split
Front line	No
Sea view	Yes
Distance to sea	100 m
Floorspace	170 sqm
No. of bedrooms	4
No. of bathrooms	3
Price	€ 1 350 000

Tel: +385 91 357 3071 Viber, Whatsapp
info@adrionika.com
www.adrionika.com

We present a luxurious new building in a prestigious district of Split, just 100 meters from the sea and a beautiful beach. The south-facing building allows access from both the north and south sides and consists of a total of eight apartments.

The basement level includes garage spaces and storage rooms, while ten outdoor parking spaces are available in front of the building. The price of a garage space is 50,000 €, and a storage room is 25,000 €.

All apartments are modern and comfortable, featuring spacious balconies, loggias, and terraces that offer a high standard of living in a prime location near essential amenities. High-quality materials have been used in construction and furnishing, including tiles, parquet flooring, and first-class sanitary ware. Schuco aluminum closures with electric lifting, stone facade elements, and electric car chargers enhance the building's quality. Heating and cooling are provided through a multi-split system with air conditioning units and heat pumps with underfloor heating.

Apartment S2 in offer, a luxurious unit with a living area of 170 m², is located on the first floor. It consists of a hallway, kitchen with dining area, open-concept living room, storage room, four bedrooms, three bathrooms, and a terrace.

The construction is expected to be completed by the end of 2025, offering a rare opportunity to secure a home in this exclusive development.

Available apartments for sale:

- S2, 1st floor, 170 m², four bedrooms, three bathrooms, terrace, 1,350,000 €.
- S3, 1st floor, 134 m², three bedrooms, two bathrooms, toilet, terrace, 1,200,000 €.
- S4, 2nd floor, 170 m², four bedrooms, three bathrooms, terrace, 1,550,000 €.
- S5, 2nd floor, 134 m², three bedrooms, two bathrooms, toilet, terrace, 1,350,000 €.
- S7, 3rd floor, 134 m², three bedrooms, two bathrooms, toilet, terrace, 1,700,000 €.
- S8, penthouse, 167 m², three bedrooms, two bathrooms, toilet, terrace, pool, 3,000,000 €

Overall additional expenses borne by the Buyer of real estate in Croatia are around 7% of property cost in total, which includes: property transfer tax (3% of property value), agency/brokerage commission (3%+VAT on commission), advocate fee (cca 1%), notary fee, court registration fee and official certified translation expenses. Agency/brokerage agreement is signed prior to visiting properties.

Apartment

Split, Dalmatia



Price per m²:
7941 €

Average price/m² of this type
in this region:
5304 €

Median price/m² of this type
in this region:
4400 €

Average price/m² of this type
in Croatia:
4486 €

Median price/m² of this type
in Croatia:
4167 €

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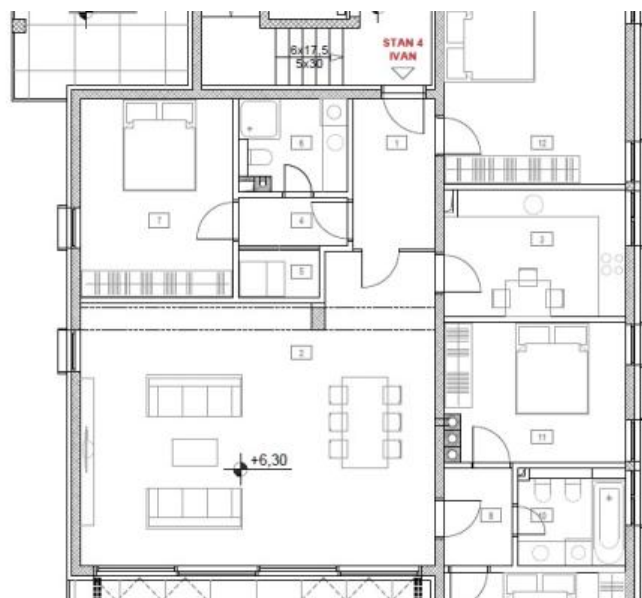
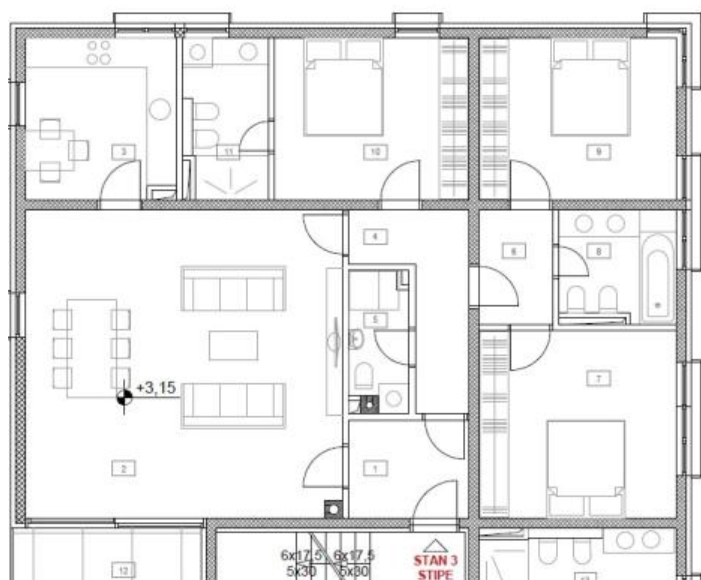
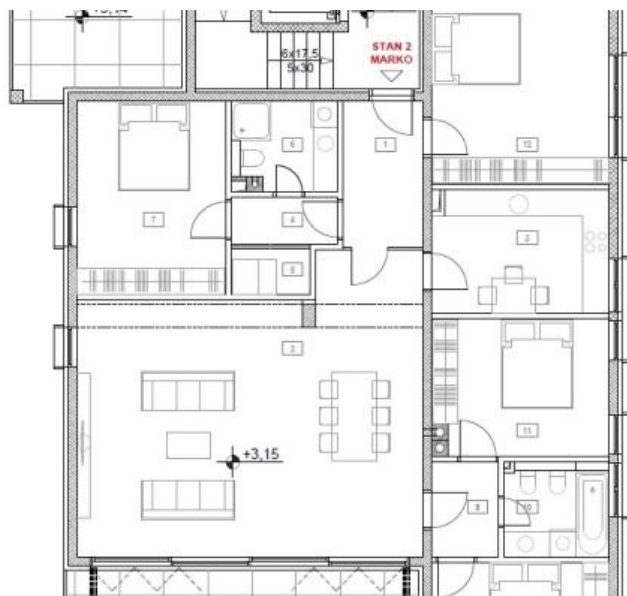
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