

Apartment

Rogoznica, Dalmatia



Ref

Re-LB-IRO2492

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Apartment

Rogoznica, Dalmatia



Type	Apartment
Region	Dalmatia › Sibenik
Location	Rogoznica
Sea view	Yes
Distance to sea	40 m
Floorspace	76 sqm
No. of bedrooms	3
No. of bathrooms	2
Price	€ 290 000

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Fantastic offer! Super price!

Apartment in the ground floor of a charming complex of apartments in a quiet location near the center of Rogoznica and the famous yachting FRAPA marina.

The building is just a few steps away from the crystal clear sea and the pebble beach.

The total living area of the apartment is 76 m² and is currently organized as two separate apartments, but the future owner can easily transform it into a unique and spacious living space.

The first apartment has one bedroom and an area of 34.18 m², while the second, two-bedroom apartment, has 41.34 m². Both apartments have their own terraces, ideal for morning coffee or evening relaxation by the sound of the waves.

The apartment also has a secured private parking space in front of the house, which is an additional convenience during the summer months.

The property is located by a small beach, and the center of Rogoznica is just 3.5 km away. Split International Airport is 36 km away, making this location excellent for a getaway from the city as well as for tourist rentals.

The perfect combination of a peaceful location, proximity to the sea, and flexible layout makes this property an excellent opportunity for investment or creating your own Mediterranean oasis.

It can be ideal solution for renting as one apartment as a whole, or as two apartments.

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.

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Price per m²:
3816 €

Average price/m² of this type
in this region:
4187 €

Median price/m² of this type
in this region:
4152 €

Average price/m² of this type
in Croatia:
4488 €

Median price/m² of this type
in Croatia:
4163 €

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