

# Apartment

## Povljana, Karlobag



<b>Ref</b>	RE-U-15087
<b>Type</b>	Apartment
<b>Region</b>	Karlobag
<b>Location</b>	Povljana
<b>Front line</b>	Yes
<b>Sea view</b>	Yes
<b>Distance to sea</b>	20 m
<b>Floorspace</b>	113 sqm
<b>No. of bedrooms</b>	3

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**No. of bathrooms**

2

**Price**

€ 495 000

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Amazing 3-bedroom apartment in an exclusive location on the first row to the sea on Pag peninsula in Novalja! It is high quality new building of a phenomenal location with beautiful open sea views.

The apartment is designed as a three-room apartment and consists of an entrance hall, kitchen with dining room and living room with access to the terrace, three bedrooms and two bathrooms, total area of 113m<sup>2</sup>. The terrace offers a wonderful view of the sea and the water area, there is also a built-in barbecue on the terrace, and one parking space belongs to it.

The apartment is sold with a new kitchen in the turnkey phase, where the future buyer is left to furnish the apartment interior according to his own wishes. You just need to buy the furniture.

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 m<sup>2</sup>:  
4381 €

Average price/m<sup>2</sup> of this type  
in this region:  
4223 €

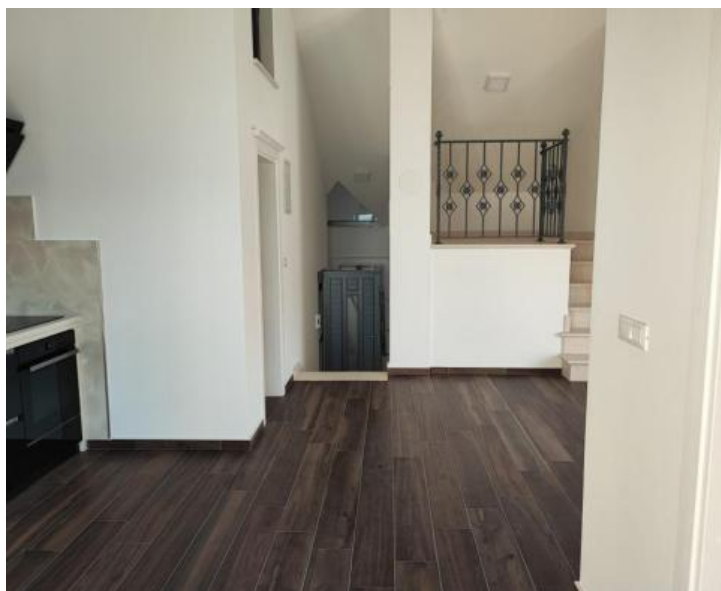
Median price/m<sup>2</sup> of this type  
in this region:  
4229 €

Average price/m<sup>2</sup> of this type  
in Croatia:  
5482 €

Median price/m<sup>2</sup> of this type  
in Croatia:  
4923 €

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