

Apartment

Sukošan, Dalmatia



Ref	RE-LBU-20119
Type	Apartment
Region	Dalmatia › Zadar
Location	Sukošan
Front line	Yes
Sea view	Yes
Distance to sea	8 m
Floorspace	128 sqm
No. of bedrooms	3
No. of bathrooms	2
Price	€ 499 000

New 1st line residence in Sukosan offers luxury modern apartments!

We are glad to offer this luxury apartment S2 on the first floor, which consists of an entrance hall, a living room with an open floor plan kitchen and dining room, 3 bedrooms, 2 bathrooms, a laundry room, a toilet, a covered and closed terrace, a loggia, a total net area of 128m².

The equipment of the apartment is of high quality: high-quality porcelain ceramics and modern high-quality sanitary equipment, a separate solar thermal system for each apartment, a Mitsubishi heat pump for heating and cooling, underfloor heating, electric blinds - raffstore of a modern design, Mitsubishi air conditioning, ventilation of the apartment, burglar-proof entrance door for each apartment, three-layer glass - Aluminum massive carpentry and glass walls, video intercom, video surveillance with alarm, modern lighting and electrical equipment, remote control of equipment via an application such as video intercom, door opening, video surveillance, blinds-raffstore, heating and cooling, etc.. The closed and covered terraces of the apartments on the first floor can be closed with aluminum sliding shutters as protection from the sun or storms, the ground floor apartment is protected by blinds.

The urban villa is located in one of the most beautiful microlocations in Sukošan, in the immediate vicinity of the center of Sukošan and a short distance from Zadar. The villa is located in the first row by the sea, just a few meters away, so an open view of the sea is guaranteed.

Buying tip! - The building is in the final stage of construction, where occupancy is expected in the spring of 2023. There is an additional possibility to equip the apartment with a kitchen and other furniture according to the buyer's wishes.

Important ! - After buying an apartment, it is mandatory to sign a contract with the building manager for the basic package for joint consumption and maintenance of the yard, where additional services of maintenance, regular control, possible cleaning and care for guests are offered. Top experts are at your disposal with many years of experience in tourism and technical support.

Tax issue - Tax is included in the price of the apartment, so the buyer is exempt from paying real estate tax.

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:
3898 €

Average price/m² of this type
in this region:
5202 €

Median price/m² of this type
in this region:
4545 €

Average price/m² of this type
in Croatia:
5458 €

Median price/m² of this type
in Croatia:
4963 €

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