

# Apartment

## Zadar, Dalmatia



**Ref**  
**Type**  
**Region**  
**Location**  
**Front line**

RE-LB-IRO1624  
Apartment  
Dalmatia > Zadar  
Zadar  
No

# Apartment

## Zadar, Dalmatia



<b>Sea view</b>	Yes
<b>Distance to sea</b>	1000 m
<b>Floorspace</b>	118 sqm
<b>No. of bedrooms</b>	3
<b>No. of bathrooms</b>	2
<b>Price</b>	€ 465 000

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Spacious bright penthouse in a new building in a quiet and sought-after location in Zadar, with marvellous sea views.

All necessary facilities for a comfortable life are nearby.

The modern urban building contains six residential units, and consists of a ground floor, 2 floors and a roof terrace.

In the basement of the building there is a staircase, 6 storage rooms, a maintenance room, and garage parking spaces.

There are outdoor parking spaces on the outer part of the field.

The building has an elevator.

In construction, high-quality materials are used in accordance with the highest construction standards.

Penthouse with living area of 118.25 m<sup>2</sup> is located on the second floor of the building.

It has three bedrooms, 2 bathrooms, a roof terrace with a jacuzzi of 118m<sup>2</sup>, two parking spaces in the garage and a storage room in the basement of the building of 3.57m<sup>2</sup>.

The total usable area of the apartment with accompanying equipment is 236.25 m<sup>2</sup>.

The apartment is sold fully furnished.

Planned move-in December 2023.

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>:  
3941 €

Average price/m<sup>2</sup> of this type  
in this region:  
4762 €

Median price/m<sup>2</sup> of this type  
in this region:  
4491 €

Average price/m<sup>2</sup> of this type  
in Croatia:  
4488 €

Median price/m<sup>2</sup> of this type  
in Croatia:  
4163 €

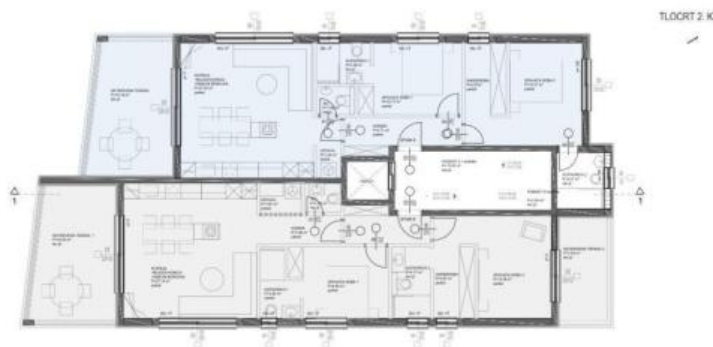
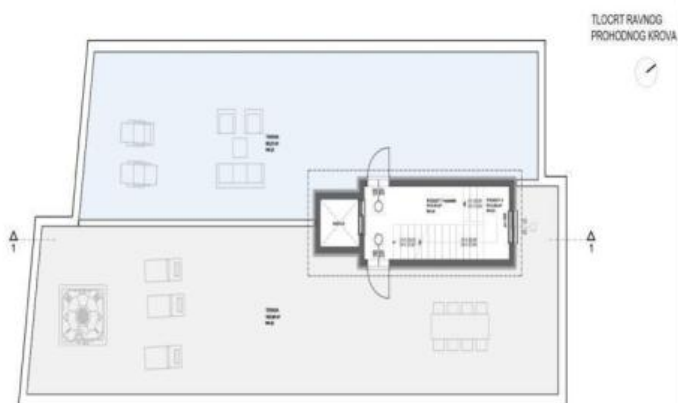
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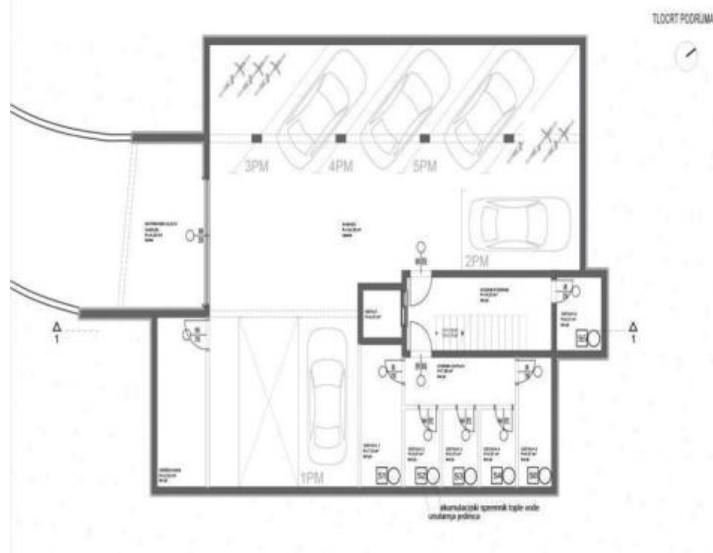
TLOCRT PRIZEMJA  
LEGENDA

STAN 1		STAN 2	
1. KODNIK	P= 9,71 m <sup>2</sup> / parter	1. KODNIK	P= 7,96 m <sup>2</sup> / parter
2. SPAVNA SOBA 1	P= 18,17 m <sup>2</sup> / parter	2. SPAVNA SOBA 1	P= 8,68 m <sup>2</sup> / parter
3. KUPAONICA 1	P= 3,30 m <sup>2</sup> / parter	3. KUPAONICA 1	P= 3,03 m <sup>2</sup> / parter
4. SPAVNA SOBA 2	P= 13,21 m <sup>2</sup> / parter	4. SPAVNA SOBA 2	P= 13,23 m <sup>2</sup> / parter
5. KUHINJA	P= 4,07 m <sup>2</sup> / parter	5. KUHINJA	P= 4,07 m <sup>2</sup> / parter
6. KUPAONICA 2	P= 4,07 m <sup>2</sup> / parter	6. KUPAONICA 2	P= 4,17 m <sup>2</sup> / parter
7. ODSTAJ	P= 1,24 m <sup>2</sup> / parter	7. ODSTAJ	P= 1,87 m <sup>2</sup> / parter
8. WC	P= 1,82 m <sup>2</sup> / parter	8. WC	P= 1,82 m <sup>2</sup> / parter
9. KUHINJA	P= 27,08 m <sup>2</sup> / parter	9. KUHINJA	P= 27,19 m <sup>2</sup> / parter
10. BLAGOVANICA DNEVNI BORAVAK	P= 27,08 m <sup>2</sup> / parter	10. BLAGOVANICA DNEVNI BORAVAK	P= 27,19 m <sup>2</sup> / parter
11. NAKLONENA TERASA	P= 18,19 m <sup>2</sup> / parter	11. NAKLONENA TERASA	P= 18,23 m <sup>2</sup> / parter



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