

Apartment

Dramalj, Crikvenica, Kvarner



Ref	RE-U-26777
Type	Apartment
Region	Kvarner > Crikvenica
Location	Dramalj, Crikvenica
Front line	No
Sea view	No
Distance to sea	300 m
Floorspace	195 sqm
No. of bedrooms	3

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No. of bathrooms

3

Price

€ 850 000

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For sale are two exclusive properties in a newly constructed building situated on a serene private street, just 300 meters from the seaside in Dramalj, Crikvenica area.

These exquisite residences present a rare chance to embrace a lavish coastal lifestyle!

Total area is 195 q.m.

Penthouse with Panoramic Views: The sophisticated penthouse spans 100 square meters of interior space, complemented by an additional 100 square meters of awe-inspiring roof terrace. Meticulously designed for utmost comfort, the layout includes a foyer, two exclusive bedrooms, two bathrooms, and a spacious living room integrated with a modern kitchen and dining area. This area seamlessly connects to an expansive covered terrace boasting a spectacular view and a jacuzzi, creating an ideal setting to relish breathtaking sunsets. Noteworthy features include a covered pergola on the roof terrace. The apartment is sold fully furnished, showcasing exceptional construction and decor materials that accentuate the space's luxury. Each room is equipped with air conditioning, complemented by electric heaters for year-round comfort. The property includes three parking spaces in the 50m² garage, ensuring both practicality and vehicle safety, along with a portion of garden space.

Ground Floor Apartment: The charming ground floor apartment spans 45 square meters and opens up to a covered terrace, offering a tranquil space for relaxation. The layout comprises a hallway, one bedroom, a bathroom, and a living room seamlessly connected to the kitchen and dining area, fostering a delightful atmosphere. Air conditioning is present in every room, accompanied by electric heaters for year-round comfort. Sold fully furnished with materials of exceptional quality, this property emphasizes luxury. Ownership includes an additional parking space in the garage, enhancing practicality.

These stunning apartments, constructed four years ago, have exclusively served tourist purposes. The prime location, a mere 5-minute walk or 300 meters from the nearest beach, presents an incredible opportunity to acquire two luxury residences in an unparalleled setting.

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:
4359 €

Average price/m² of this type
in this region:
4261 €

Median price/m² of this type
in this region:
4069 €

Average price/m² of this type
in Croatia:
4485 €

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

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