

## Kuća u Brodarici s 2 stana i velikim dvorištem, pogled na more, Šibenik - Okolica, House



### Seller Info

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About us: The Dalmat Nekretnine agency

is located in Šibenik and registered at the Commercial Court back in 2004. It is a starting point of what would eventually become a well-known brand DalmatianHome.com. Our Agency sold its very first property only 20 days upon obtaining the required work permit. In addition, we achieved our annual sales plan in less than six months after the launch.

Since then, DalmatianHome.com has expanded its business outside Šibenik-Knin County towards the central Dalmatian counties (Zadar-Šibenik-Split). The agency has also started partnership relations with well-known real estate agencies

in Norway, United Kingdom, Poland, etc. The result is more than 500 realized sales in the first ten years. Currently, you can find around 300 - 400 different properties on our website: houses, apartments, residential buildings and building plots.

Our professional team incorporated in the brand DalmatianHome.com can provide clients with all sorts of additional services, including property management (PMC). PMC service means that we take care of your property, we do monthly checks, pay bills, arrange home repairs, offer cleaning service, etc. Property owners may even be welcomed with a bottle of wine upon their arrival.

Meanwhile, we have focused our efforts on a new vision: the aspiration towards exclusive projects which we follow through from day one all the way to their final delivery to the customer). This means that DalmatianHome.com will supervise everything, from the initial design sketches of the property to the end of its construction, right up to turnkey handover. DalmatianHome.com will also maintain all these properties within the warranty period. We have reached this status due to our Agency's good reputation, as well as our clients' references.

## Listing details

## Common

Title:	Kuća u Brodarici s 2 stana i velikim dvorištem, pogled na more
Property for:	Sale
House type:	detached
Property area:	284 m <sup>2</sup>
Lot Size:	775 m <sup>2</sup>
Number of Floors:	2
Bedrooms:	6
Bathrooms:	4
Price:	480,000.00 €
Updated:	Nov 24, 2024

## Condition

Condition:	Kept
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## Location

Country:	Croatia
State/Region/Province:	Šibensko-kninska županija
City:	Šibenik - Okolica
City area:	Brodarica

## Permits

Ownership certificate:	yes
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## Additional information

Infrastructure:	Water, Electricity
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## Parking

Garage:	yes
Number of parking spaces:	6
Covered parking space:	yes

## Description

Description:	Detached house with a large yard located only 100m from a beautiful beach in the suburb of Šibenik- place Brodarica. The property is located on a plot of land with an area of 775 m <sup>2</sup> , while the total area of the property is 284 m <sup>2</sup> . In nature, it is about 2 three-room apartments, one on the ground floor and the other on the
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house's first floor. The apartment on the ground floor consists of a hallway, toilet, bathroom, kitchen, dining room, living room, 3 bedrooms, porch, tavern, and covered entrance. Area 105.14m<sup>2</sup>. The apartment on the first floor has a total area of 142.59m<sup>2</sup>, consisting of: hallway, toilet, bathroom, kitchen, dining room, living room, 3 bedrooms, 2 terraces and a staircase. This apartment also has 2 utility rooms (garages – 13.37m<sup>2</sup> and 13.85m<sup>2</sup>). At the top of the house there is also a roof terrace that can be used as a sunbathing area. It is possible to park several cars in the large yard. The property is suitable for living throughout the year and for renting during the tourist season or throughout the year.

### Additional contact info

Reference Number: 496240  
Agency ref id: k777