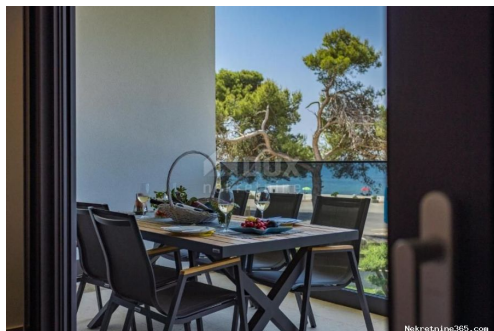


## ISTRA, FAŽANA - Luksuzan stan kraj plaže, Fažana, Flat



### Seller Info

Name: Agencija Dux nekretnine  
E-mail: [info@dux-nekretnine.hr](mailto:info@dux-nekretnine.hr)  
First Name: Agencija  
Last Name: Dux nekretnine  
Company Name: DUX NEKRETNINE d.o.o.  
Service Type: Selling and renting  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Rijeka  
ZIP code: 51000  
Address: Tizianova 8  
Mobile: 385 91 480 8808  
Phone: 385 51 518 174  
About us: Dux nekretnine agency operates with the aim of raising the quality of real estate brokerage to a higher level of professionalism and mutual satisfaction of the parties with which it cooperates. How do we do that? We approach each client humanely and professionally in order to facilitate one of the biggest and most important decisions in life - buying real estate. Our offer includes a wide range of high quality and very attractive properties in the Kvarner, Istria, islands and wider surroundings in order to satisfy the refined tastes of our longtime customers. The buying and selling process takes place at the highest level of quality with our reliability and commitment to each individual client. Our job is not done until we see a smile on the faces of clients. And even then because we like to stay in touch

even after the contract is signed  
- because our mission is more  
than just a job.

## Listing details

### Common

Title:	ISTRA, FAŽANA - Luksuzan stan kraj plaže
Property for:	Sale
Property area:	120 m <sup>2</sup>
Floor:	1
Number of Floors:	2
Bedrooms:	3
Bathrooms:	2
Price:	1.00 €
Updated:	Aug 10, 2024

### Condition

Newbuild:	yes
Built:	2021

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Fažana
City area:	Fažana
ZIP code:	52212



### Permits

Building permit:	yes
Ownership certificate:	yes

### Additional information

Energy efficiency:	A+
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### Heating

Central heating:	yes
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### Description

Description:	ISTRIA, FAŽANA - Luxurious apartment by the beach Between the famous olive groves and the sea, there is a small, magical fishing and tourist destination with an authentic experience. Fažana, located on the low southwestern coast of the Istrian peninsula and facing the beautiful islands of the Brijuni archipelago, the world-famous National Park, was once only a fishing port and today is a tourist
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destination known for its beautiful beaches adorned with crystal clear sea and pine forests, wonderful sunsets, many events, gastronomic offer, good entertainment and pleasant atmosphere. There are only two settlements in the municipality, namely Fažana and Valbandon. In the interior, gentle hills are planted with orchards, vineyards and olive groves, whose picturesqueness complements the Mediterranean atmosphere of this area. In Fažana, 80 meters from the beach, a luxury apartment by the beach is for sale. The apartment is located in a two-story residential building of superior construction, equipment and design. The yard of the luxurious new building is fenced and the parking spaces are paved. In addition to a parking space, each apartment also has a storage area of approx. 6 m<sup>2</sup>. The carpentry in this urban building is aluminum with electric shutters and mosquito nets, and the doors are burglar-proof. It is equipped with underfloor heating/cooling via a heat pump. All apartments are completely fully equipped and custom-furnished and are sold as such. The subject apartment of 120 m<sup>2</sup> is located on the first floor of the building. It consists of a living room with dining room and kitchen, two bedrooms with private bathrooms and toilets. The living room has access to a spacious terrace with an unobstructed view of the sea. This luxurious new development within walking distance of shopping, cultural, educational and recreational facilities is the perfect property whether it is a family home or rental. The seller is a legal entity, therefore the buyer does not pay real estate sales tax. Dear clients, the agency commission is charged in accordance with the General Business Conditions [www.dux-nekretnine.hr/opci-uvjeti-poslovanja](http://www.dux-nekretnine.hr/opci-uvjeti-poslovanja) ID CODE: 15516

### Additional contact info

Reference Number: 510265  
Agency ref id: 15516