

## Stan na predivnoj lokaciji u Novigradu, Novigrad, Flat



### Seller Info

Name: Agencija Europartner  
First Name: Agencija  
Last Name: Europartner  
Company Name: Europartner d.o.o.  
Service Type: Selling  
Additional Email: office@europartner.hr  
Website: <https://www.europartner.hr>  
Country: Croatia  
Region: Istarska županija  
City: Poreč  
City area: Poreč  
ZIP code: 52440  
Address: Mate Vlašića 20  
Mobile: +385 98 923 6402  
Phone: +385 52 433 268  
About us: Europartner is a licensed real estate agency based in Istria in the town of Poreč, an active member of the Croatian Chamber of Commerce.

Our mission is to fulfill the wishes of our clients, we listen to what you tell us and we are focused on realizing your wishes, which helps us with our many years of experience and acquired market knowledge.

Our Real Estate Portfolio is the result of our work and desire to be among the best, and our satisfied clients are the crown of our profession.

Our business does not end with the signing of the contract, we are still available to our clients for all other jobs from the moment of purchase to carefree

move into the desired property.

We speak: Croatian, English,  
German, Italian

We are enrolled in:

Directory of real estate agents  
in the Republic of Croatia,  
pursuant to Article 12,  
paragraph 2 of the Law on Real  
Estate Brokering (Official  
Gazette 107/07)  
Register of Real Estate Brokers  
in the Republic of Croatia,  
pursuant to Article 2 of the Law  
on Real Estate Brokering  
(Official Gazette 107/07)

EUROPARTNER d.o.o  
Istarskog Razvoda 1, 52440  
Poreč  
OIB: 68770135089  
MBS: 130003427  
Share capital: 20.000,00 HRK  
The competent court:  
Commerical court Pazin

## Listing details

### Common

Title:	Stan na predivnoj lokaciji u Novigradu
Property for:	Sale
Property area:	112 m <sup>2</sup>
Floor:	1
Bedrooms:	4
Bathrooms:	1
Price:	450,000.00 €
Updated:	Sep 18, 2023

### Condition

Condition:	Kept
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### Location

Country:	Croatia
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State/Region/Province: Istarska županija  
City: Novigrad  
City area: Novigrad  
ZIP code: 52466

## Permits

Ownership certificate: yes



## Additional information

Infrastructure: Water, Active telephone line, Telephone installation, ADSL

## Parking

Garage: yes  
Number of parking spaces: 1

## Description

Description: The tourist town of Novigrad-Cittanova is located on the west coast of Istria and stands out among the many Istrian towns for its unique natural beauty and rich cultural heritage. It is also a city that boasts one of the cleanest seas in this part of the Mediterranean. The Novigrad riviera stretches from Dajla to the mouth of the Mirna river, and is adorned with an indented, low and accessible coast, rocky and pebble beaches. Novigrad hotels are also located there, which have organized sports fields and a variety of catering options in their vicinity. Next to one of those wonderful beaches and very close to the city is this apartment. Sometimes, looking at the pictures, it is difficult to describe the beauty and energy of the location where the individual property is located. The apartment is located in a quiet street with houses surrounded by beautifully landscaped gardens. The street, even if it is near the city, is full of greenery and not busy. The apartment is located on the first floor of the building. The apartment covers an area of 112 m<sup>2</sup> and consists of an entrance hall, toilet, bathroom, 3 bedrooms, a kitchen with a dining room and a spacious living room with access to a covered terrace of 13 m<sup>2</sup>. The living room and the terrace offer a beautiful view of the sea. In addition to offering a view of the sea, the terrace also has privacy. The apartment is equipped with air conditioning and also has a pellet stove for heating. The apartment has a nicely decorated entrance. The apartment has a basement of 24.50 m<sup>2</sup>, a ramp for the garage of 20.40 m<sup>2</sup> and a garden of 22.65 m<sup>2</sup>. The distance from the sea and the beautifully decorated beach is 500 m, and the city center is 1000 m away. The apartment can be used for residential or tourist purposes. Custom ID: D-105  
Remark: Viewing the property is possible with the signing of the brokerage

contract, which is the basis for further actions related to the purchase and sale, all in accordance with the Act on Brokerage in Real Estate Transactions. The agency commission is determined by the brokerage contract, and is payable after the conclusion of the sales contract.

### **Additional contact info**

Reference Number: 517858  
Agency ref id: D-105  
Contact phone: +385 (91) 268-2467