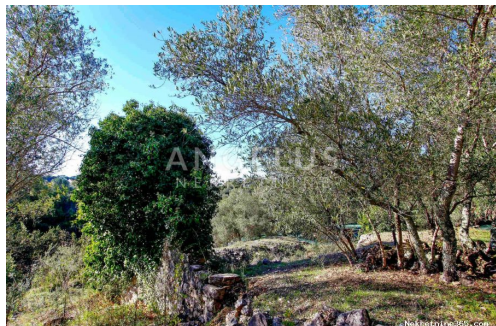


## Šipan, Luka Šipanska – atraktivan maslinik s omirinom – 3900 m2, Dubrovnik - Okolica, Land



### Seller Info

Name: Agencija Angelus nekretnine  
First Name: Agencija  
Last Name: Angelus nekretnine  
Company Name: Angelus nekretnine d.o.o.  
Service Type: Selling and renting  
Website: <https://www.angelusnekretnine.hr>  
Country: Croatia  
Region: Grad Zagreb  
City: Zagreb  
ZIP code: 10000  
Address: Vlaška ulica 72  
Mobile: +385 91 482 6401  
Phone: +385 1 466 2233  
About us: Angelus nekretnine d.o.o. is a

company founded by a team that has almost two decades of experience in mediating real estate from eminent world names in this industry such as KingSturge, Jones Lang LaSalle and Engel & Voelkers. Angelus real estate agency with offices in Zagreb and Split, mediates in real estate business on the territory of the entire Republic of Croatia.

Traditional values such as reliability and sense of responsibility are the foundation of our work. Both features are firmly rooted in the philosophy of our company.

Responsibility and respect for our clients, the endeavor to always meet customer expectations, and the personal discipline and motivation of

each of our employees contribute to the high quality of our brokerage service.

Our strength is based on continuous training of our employees, constant updating of information and continuous transfer of knowledge within our company. When you sell your home with us, we assure you that your real estate will be advertised and presented in the right way. And when you buy your dream home, we will work in the hope that your dreams will become reality. It is our passion to find a new home or business space for you. It is important for us to feel comfortable in your new space and to fully meet your needs. At all stages of the buying or leasing process we are always actively assisting you, we are present with you at all stages of negotiations until final realization.

Reliability, competence and above all discretion are for us the most important pillar of our business, which makes us successful. We are here for you, at your service!

#### BASIC INFORMATION

Company: Angelus nekretnine d.o.o.

Short name: Angelus nekretnine

Headquarters: Vlačka ulica 72

OIB: 09618765380

Place of registration to

Commercial court and number

of entry: Zagreb, 02755556  
Bank and account number:  
HR5124020061100902550  
Base capital: 20.000 kn  
Board members: Anastazija  
Darijević

## Listing details

### Common

Title: Šipan, Luka Šipanska – atraktivan maslinik s omirinom – 3900 m2  
Property for: Sale  
Land type: Building lot  
Property area: 3923 m<sup>2</sup>  
Price: 120,000.00 €  
Updated: Dec 11, 2023

### Location

Country: Croatia  
State/Region/Province: Dubrovačko-neretvanska  
županija  
City: Dubrovnik - Okolica  
City area: Šipanska Luka  
ZIP code: 20000



### Permits

Ownership certificate: yes

### Description

Description: Angelus Real Estate offers you a carefully reflected olive grove with peace in a peaceful environment LOCATION Šipan is the largest island in the Elaphite group, on which there are two settlements Luka Šipanska and Sudurađ, connected by a road that leads through the fertile Šipansko polje. This oasis of peace and beauty was recognized as the resting place of the Dubrovnik nobility. The Duke's Palace is also located on it, which emphasizes the importance of the island throughout history. As the island with the largest number of olive trees per square meter, it entered the Guinness Book of Records, and it is also called the Golden Island. It is well connected to Dubrovnik by several ferry and boat lines. DESCRIPTION We present a carefully maintained olive grove with about eighty olive trees, located on a cascading terrain. Among the olive trees is the ruin of an old house of 90 m2, which offers a unique opportunity to build a brand-new oasis. This idyllic olive grove enjoys plenty of sun throughout the day and a view of centuries-old olive trees and fields. A couple of fruit trees have been planted in the olive grove, which further enriches the landscape. Away from the hustle and bustle of the city, the olive grove offers peace, and quiet and an ideal environment for

relaxing and working in nature. The ruins of the old house represent an opportunity to build a completely new residence that will fit perfectly into the natural environment. Here you will find harmony between a working day in the olive grove and relaxing moments, with the sounds of nature surrounding you. This olive grove is not just a property, but a real oasis of tranquility and natural wealth. Enjoy the simplicity of life away from the hustle and bustle of the city and find your peace in this magical corner. For any additional questions and information, or if you are interested in viewing a property, please don't hesitate to call already today. Our General Terms and Conditions are available at the following link: <https://angelusnekretnine.hr/about-us>. With respect, Your Angelus nekretnine d.o.o. ID CODE: 4678

### Additional contact info

Reference Number: 551478  
Agency ref id: 4678