

OGROMNI STAN U STROGOM CENTRU ZAGREBA!, Donji Grad, Flat



Seller Info

Name: Dogma Nekretnine
First Name: Dogma
Last Name: Nekretnine
Company Name: Dogma nekretnine d.o.o.
Service Type: Selling and renting
Website: <https://dogma-nekretnine.com>
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City: Rijeka
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About us: DOGMA nekretnine d.o.o. is an experienced and licensed agency specializing in real estate. We have been present in this business for more than 20 years - from a small agency with only two employees through many years of work and effort, we have grown into a company with over 80 employees. In that period, with our work and attitude towards clients and business, we became the leading agency in the Primorje-Gorski Kotar County and the leading in Croatia. The Agency currently operates at the following locations: headquarters in Rijeka, F. la Guardia.6, branch office within the Tower Center Rijeka, J.P.Kamova 81a (4th floor), branch office in Opatija, Maršala Tita 97, branch office in Labin, Ulica Slobode 3; branch office in Umag, Joakima Rakovca 4, branch office in Pula, Anticova 5 and in Zagreb,

Ulica grada Vukovara 284
(Almeria building D). Our
teams are at your disposal in all
locations!

Listing details

Common

Title:	OGROMNI STAN U STROGOM CENTRU ZAGREBA!
Property for:	Sale
Property area:	143 m ²
Floor:	4
Bedrooms:	5
Bathrooms:	2
Price:	420,000.00 €
Updated:	Apr 15, 2024

Condition

Built:	1936
Last renovation:	2019



Location

Country:	Croatia
State/Region/Province:	Grad Zagreb
City:	Donji Grad
ZIP code:	10000

Permits

Building permit:	yes
Ownership certificate:	yes

Description

Description:	<p>FOR SALE: 5-BEDROOM APARTMENT IN THE HEART OF ZAGREB! This spacious 5-bedroom apartment, situated on the fourth floor of a building without an elevator (external elevator construction is planned), offers a comfortable and adaptable living space in the very heart of the city. The apartment consists of four bedrooms, two bathrooms, a kitchen with a dining area, a workspace, a pantry, and a closed balcony. The north-south orientation of the apartment ensures a pleasant living experience, with cool temperatures in the summer and warmth in the winter. Uniquely, the property includes access to a spacious attic with a slanted roof, corresponding to the co-ownership share directly above the unit. Despite recent seismic activity, the apartment remained undamaged. The building, marked with a</p>
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green sticker after a chimney collapse (without structural damage), underwent comprehensive renovations, including a new roof and lightweight chimneys, with plans for upcoming facade restoration on the courtyard side. Additionally, PVC windows and a complete staircase repaint are in the pipeline. Heating is provided by gas stoves, with updated gas pipes in compliance with regulations. Following the latest renovation in 2019, gas boilers were replaced with new electric ones for practical reasons. Previously divided into three separate units, the apartment offers the possibility of easy reconfiguration. Throughout the unit, oak parquet flooring contributes to a warm ambiance, and the 265 cm-high ceilings add to the sense of spaciousness. Despite its central location, the apartment, due to its elevated position, is shielded from traffic noise. Parking around the building is available through a resident-issued red zone permit, providing convenient access to citywide parking. This property is an ideal choice for those seeking an adaptable and well-maintained living space in the heart of the city, with the potential for customization according to individual preferences. Don't miss the opportunity to be the first to purchase this property! For more information and to schedule a viewing, please contact: Vilibald Vuco +385 97 7182 364 vilibald.vuco@dogma-nekretnine.com ID CODE: ZG70518

Additional contact info

Reference Number: 558649
Agency ref id: ZG70518