

## GRAĐEVINSKO ZEMLJIŠTE + POLJOPRIVREDNO, 100 m OD MORA, MOLAT, Zadar - Okolica, Land



### Seller Info

Name:	Adria Team
First Name:	Adria
Last Name:	Team
Company Name:	Adria Team Real Estate d.o.o.
Service Type:	Selling and renting
Website:	<a href="https://adriateam.com">https://adriateam.com</a>
Country:	Croatia
Region:	Zadarska županija
City:	Zadar
ZIP code:	23000
Address:	Matije Gubca 40
Mobile:	00385992988355
Phone:	0038523335880
About us:	Pratimo Vas u cijelom postupku kupoprodaje neretnine i vodimo brigu o svim bitnim detaljima umjesto Vas. Nudimo Vam široki spektar usluga i pružamo kompletan pravni servis, od provjere dokumentacije vezane uz određenu nekretninu, Ugovora o kupoprodaji sa prijevodom na/sa jezika prodavatelja i kupca ako se radi o strancima (češki, slovački , po potrebi i na druge jezike) pa sve do uknjižbe prava vlasništva i promjene posjedovnog stanja, kao i predaje porezne prijave u poreznu upravu.

Za klijente koji žele u Hrvatskoj investirati nudimo prezentaciju investicijskih projekata, pravno te financijsko savjetovanje.

Suradujemo s odvjetnicima, javnim bilježnicima, geodetima, projektantima, građevinarima te sa svim ostalim stručnjacima

vezanim za gradnju i promet  
nekretninama.

Upisani smo u Registar  
posrednika u prometu  
nekretnina pri HGK u RH te  
smo potpisnici Kodeksa etike u  
poslovanju posrednika u  
prometu nekretnina.

Reg No.: 38/2017

## Listing details

### Common

Title:	GRAĐEVINSKO ZEMLJIŠTE + POLJOPRIVREDNO, 100 m OD MORA, MOLAT
Property for:	Sale
Land type:	Building lot
Property area:	3266 m <sup>2</sup>
Price:	160,000.00 €
Updated:	Jan 22, 2024

### Location

Country:	Croatia
State/Region/Province:	Zadarska županija
City:	Zadar - Okolica
City area:	Molat
ZIP code:	23292



### Permits

Ownership certificate:	yes
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### Description

Description:	<p>For sale combined building + agricultural land, 100 m from the sea on the island of Molat <b>PROPERTY DESCRIPTION:</b> Excellent position near the beach, sea and marina! It consists of 3 plots - 216 m<sup>2</sup> (built-up part of the construction area), 1414 m<sup>2</sup> (half is in the built-up part and the other in the unbuilt part of the construction area) and the third plot 1636 m<sup>2</sup> (about 230 m<sup>2</sup> - unbuilt part of the construction area and the rest is agricultural land). <b>THE BUILDING PART IS:</b> approx. 1860 m<sup>2</sup> and the rest is agricultural - 1406 m<sup>2</sup>, in total - 3266 m<sup>2</sup> The land is located on a gentle slope, which gives it an unobstructed sea view. The view is oriented to the west. Built-up coefficient 0.3. <b>POSSIBILITY OF PARCELLIZATION AT BUYER'S EXPENSE!</b> Ideal for a villa with a pool or several objects with accompanying content (swimming pool, tennis court and entertainment contents). Distance from the sea - 100 m. Distance from the beach - 200 m. The North</p>
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Dalmatian island of Molat will offer you a break from the hustle and bustle of the city and for sailors a safe haven from all winds. When you arrive, watch out for the underwater rocks between Molat and the neighboring island of Ist, especially the rock with the picturesque name Skrivalica, and once you arrive, you are guaranteed to return to a truly Mediterranean atmosphere - the kind of tranquility that the island of Molat exudes can only be found in unspoiled nature. The low northeastern coast is indented by numerous bays, of which locals and guests prefer the largest and most beautiful bay, Jazi. The favorite bathing spot becomes more and more frequented every summer. Go by boat to tour the southwestern, steep coast, numerous coves, an ancient shipwreck and a diverse underwater world. Swim with stingrays, meet octopuses, photograph the red coral site and the underwater landscape of the fifth largest island of the Zadar archipelago. The good connection between the island of Molat and Zadar and the proximity of Kornati will allow you to have a real research adventure. For any additional information and to schedule a tour, feel free to contact us at any time with confidence. Custom ID: 23-057N

### Additional contact info

Reference Number: 562273  
Agency ref id: 23-057N