

## Kuća prodaja Vrbovec 300 m2 + poslovni prostor, Vrbovec, House



### Seller Info

Name: Estera nekretnine  
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Company Name: Estera nekretnine  
Service Type: Selling and renting  
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About us: Foundation of the Estera ulaganja d.o.o. company resulted from the need to support numerous citizens in obtaining loans, either cash or housing loans. Our assistance in obtaining housing loans (for buying or renovation) includes good knowledge of documentation related to buying and selling properties (there is much reason in saying "If a bank checked the property, it must be free and clear of encumbrance") as well as the entire process in connection with selling or buying property. More than once our clients who inquired their credit standing before buying asked us questions (What should I do if I am buying on credit?), they ask recommendation for buying (It is worth buying?, Does the documentation meet loan

requirements?) or selling (What is the market price? How to clear encumbrances or restrictions on title deeds?). This inevitably leads to the conclusion that it makes sense in offering our services on the property market since our interests are compatible and entire buying and selling process is quite often connected to a loan. We can offer our service all over Croatia. Company's head office is in Zagreb, Nemčićeva ulica 10, while branch offices are in Varaždin, Kukuljevićeva ulica 17 and Osijek, Zrinjevac 10a. We have been actively seeking premises for our office in Zadar, which would be sufficient for the first phase of our activity and development of our agency. We do hope that you will recognize our enthusiasm and qualifications for the services we offer and that we will reach the goal through mutual cooperation.

## Listing details

### Common

Title:	Kuća prodaja Vrbovec 300 m2 + poslovni prostor
Property for:	Sale
House type:	detached
Property area:	300 m <sup>2</sup>
Lot Size:	2002 m <sup>2</sup>
Bedrooms:	7
Price:	224,500.00 €
Updated:	Feb 05, 2024

### Condition

Condition:	Kept
Built:	1998
Last renovation:	2017

## Location

Country: Croatia  
State/Region/Province: Zagrebačka županija  
City: Vrbovec  
City area: Celine  
ZIP code: 10340

## Permits

Building permit: yes  
Ownership certificate: yes

## Additional information

Infrastructure: Sewage, Gas, Electricity  
Energy efficiency: In preparation



## Heating

Heating type: central (own) gas

## Description

Description: Prodaje se obiteljska kuća s poslovnim prostorom u dvorištu. Kuća se nalazi na dobroj lokaciji uz glavnu prometnicu 2 km od centra grada. Sastoji se od cca 200 m<sup>2</sup> stambenog prostora od čega su prizemlje i kat uređeni i održavani a tavan je neuređen. Grijanje je centralno na plin i kruta goriva (drva) ovisno i želji i preferenciji vlasnika. Gospodarske zgrade u dvorištu su veličine 110 m<sup>2</sup>. Zgrada posjeduje zasebnu dokumentaciju i moguće je ishodovati dozvole za razne djelatnosti. Kuća se nalazi na parceli ukupne površine 2195 m<sup>2</sup>, od čega na dvorište i kuću otpada 767 m<sup>2</sup> dok je ostatak vrt i voćnjak. U prizemlju kuće nalazi se dva ulazna hodnika, radna soba, veliki dnevni boravak s blagovaonicom i zasebna kuhinja. U prizemlju još postoji prostorija s priključcima predviđena za WC. Na katu je hodnik iz kojeg se ulazi u spavaće sobe i dvije manje sobe koje mogu biti raznih namjena. Osim toga na katu se nalazi kupaonica s kadom i WC-om i dvije terase. Moguća je zamjena za stan ili apartman na moru (slobodno nazovite za više informacija na tu temu). Stan se može detaljno pregledati u virtualnoj šetnji na linku: <https://kuula.co/share/51v84/collection/7XVj5?logo=1&card=1&info=1&logosize=188&fs=1&vr=1&sd=1&initload=0&thumbs=1> Za sve dodatne informacije, više fotografija, dogovor za razgledavanje nekretnine slobodno se obratite na +385914444655 Gordan!

## Additional contact info

Reference Number: 566775

Agency ref id: 700