

Stan u prizemlju s vrtom i spektakularnim pogledom - Ražanac, Ražanac, 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>
Country: Croatia
Region: Primorsko-goranska županija
City: Rijeka
ZIP code: 51000
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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:	Stan u prizemlju s vrtom i spektakularnim pogledom - Ražanac
Property for:	Sale
Property area:	95 m ²
Number of Floors:	1
Bedrooms:	3
Bathrooms:	1
Garden area:	96 m ²
Balcony area:	3 m ²
Terrace area:	10 m ²
Price:	352,000.00 €
Updated:	Apr 15, 2024

Condition

Newbuild:	yes
Built:	2024

Location

Country:	Croatia
State/Region/Province:	Zadarska županija
City:	Ražanac
City area:	Ražanac
ZIP code:	23248



Permits

Building permit:	yes
Location permit:	yes
Ownership certificate:	yes

Parking

Garage:	yes
Number of parking spaces:	2
Covered parking space:	yes

Description

Description:	NEW BUILDING IN RAŽANAC SECOND ROW TO THE SEA WITH A
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SPECTACULAR VIEW We present to you an excellent new building in a top location in the popular Dalmatian tourist settlement - Ražanac. The building with a total of 4 residential units is located in the 2nd row to the sea, only 80 meters from it, and given that it is located at the very end of the village, where urbanization stops, you will enjoy the true and natural sounds and smells of the Mediterranean. When we also take into account the simply spectacular view of the bay, the sea and the Velebit mountain, we get the perfect combination for a superb and relaxing stay and vacation in this place. The location really provides a great amount of intimacy, while at the same time, considering the distance to the center of the village of 400m, all amenities such as markets, restaurants, schools, kindergartens and everything else that is necessary for a complete life or vacation are within reach. Also, if we want a city break, the city of Zadar is only 20 minutes away by car. **APARTMENT S2 - GROUND FLOOR - GARDEN - GARAGE - 95.19m²** Apartment S2 is located on the ground floor of a building consisting of a total of 4 residential units spread over two floors. The total area is 204.03 m², while its net area is 95.19 m². It consists of a hallway, equipped bathroom and toilet, two bedrooms and a spacious open kitchen, dining room and living room, loggia, balcony and uncovered and covered terraces with a view that will not leave you indifferent. In addition, the apartment also has a spacious garden with a total area of 98.16 m², which is perfect for summer and evening gatherings with family and friends. The apartment also has a garage with a total area of 24.21 m². From the equipment of the building and apartments, the following should be distinguished: - Facade insulation made of stone wool 10 cm thick - Floor coverings made of three-layer parquet in the bedrooms and first-class high-profile ceramics in the other rooms - Superior PVC carpentry with three-layer glass filled with argon, electric blinds and mosquito nets - Heating and cooling through the "multi split" system - Air conditioning in all rooms - Floor heating in the bathroom - Burglary and fireproof doors - And more.. The expected energy certificate is A+/A. The end of the works is scheduled for autumn 2024. Don't miss this opportunity, because there really aren't many properties in such special and unique locations, and for more information and to arrange a viewing of the property, please contact: Filip Lustica +385 95 544 2160 Vlatko Carp +385 98 429 832 ID CODE: DA100062538

Additional contact info

Reference Number: 587677
Agency ref id: DA100062538