

Jedinstven mali salonac Studentski trg, Stari Grad, Flat



Seller Info

Name: ZidArt Nekretnine
First Name: ZidArt
Last Name: Nekretnine
Company Name: Zidart nekretnine (Reg.: 591)
Service Type: Selling and renting
Website: <https://www.zidart.rs>
Country: Serbia
Region: Grad Beograd
City: Beograd
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About us: The Agency "Zidart" was founded 01.12.1993. god. The company headquarters is located in New Belgrade, at John F. Kennedy br. 18. The agency is registered in Register under number 591. The area of about 100m2, provides excellent working conditions for the employees and customers a very pleasant atmosphere for the conclusion of important sales contracts.

The main activity is mediation in traffic and lease of real estate (apartments, houses, villas, shops, office buildings, lots, industrial sites ...). This is a set of conscientious and professional actions in order to protect the interests of all clients in addition to providing full legal security and discretion.

By that we mean:
properties for sale and purchase of real estate

valuation of each property - one of the most important segments of business intermediaries in real estate is the exact estimate (based on relevant quality parameters) and positioning of each property to market
Presentation of the current real estate
Advertising in various media, daily and weekly newspapers, specialized advertisements, TV, internet
Sighting of real estate on the ground
Finding customers and business negotiation
Law controls the validity of documents each real estate making of sale contracts
Cooperation with leading commercial banks

Reg No.: 591

Listing details

Common

Title: Jedinstven mali salonac Studentski trg
Property for: Sale
Property area: 35 m²
Bedrooms: 1
Bathrooms: 1
Price: 147,000.00 €
Updated: May 02, 2024

Condition

Built: 1926
Last renovation: 2020

Location

Country: Serbia
State/Region/Province: Grad Beograd
City: Stari Grad
Address: Kapetan Mišina

Description

Description:

A one-room apartment is for sale in the exclusive location of upper Dorćol, on the corner of Kapetan Mišine and Gospodar Jevremove streets in the UK "Parobroda" building. The representative building of the representative office of the "First Danube Steamship Company" from 1926, built in the Art Deco style with elements of the late Viennese Art Nouveau, is unique in its monumentality, shape and relief decorations. It represents material evidence of European architectural trends and the earliest example of modernist expressionism in Belgrade. It was declared a cultural monument in 2019. Many famous people lived in the building during its short century of existence: writers, diplomats, artists and collectors. The apartment for sale is located on the ground floor, it is of the salon type (height 2.85m), facing Kapetan Mišina street (NW) and is well organized. It was adapted 4 years ago and well maintained. Heating is electric: TV and Norwegian radiators, and it is possible to connect to the city's heating plants. It is possible to place the air conditioner so that the outdoor unit is in the inner courtyard, with installation through the common rooms. The exterior joinery is wooden, original, and its replacement is possible according to the technical requirements of the Institute for the Protection of Monuments. Considering the first-class location and the uniqueness of the building, it is ideal as a business space or as an investment for rent. It is surrounded by attractive city facilities, cultural and artistic institutions, restaurants. The agency commission paid by the buyer is 2% of the price. Note: Google map does not show the exact location of the property Agency commission is 2% What does the agency commission of 2% mean: The agency, together with the agent, is here for you regarding: - viewing real estate on the ground, - management of the entire buying and selling process, - collection and verification of documentation, - preparation of the Pre-Contract or Purchase Agreement, - providing assistance in negotiations, - scheduling the notarization of the contract and accompanying the agent to the notary, - assisting with tax on absolute rights and possible exemption from the same, - organizing the handover and everything else that is implied by the Law on Real Estate Mediation and Leasing. The agency and the agent assigned to you are your help and support from the first day of cooperation to the final completion of the work.

Additional contact info

Reference Number: 605111
Agency ref id: 6648