

## Zagreb Gračani atraktivna novogradnja, Podsljeme, Flat



### Seller Info

Name: Camelia Real Estate

First Name: Camelia

Last Name: Real Estate

Company Name: Camelia Real Estate d.o.o.

Name:

Service Type: Selling and renting

Website: <https://www.camelia.hr>

Country: Croatia

Region: Primorsko-goranska županija

City: Opatija

City area: Opatija

ZIP code: 51410

Address: Ulica Maršala Tita 139

Mobile: 0038598389101

Phone: 0038551514157

About us: Camelia real estate d.o.o. offers a large selection of carefully selected properties in Opatija, the Opatija Riviera, Istria and Gorski Kotar; from elite villas, exclusive apartments, perfectly positioned houses and apartments by the sea, to attractive plots of land, which are a great investment potential.

Our offer includes penthouses and luxury apartments in new buildings with panoramic views and accompanying amenities and infrastructure, villas with swimming pools and landscaped gardens, and various plots of land with potential.

Our experienced agents with a license will help you in the entire process of buying and selling, from consultation to actual realization with a whole team of legal experts, architects, interior designers.

Reg No.: 102/2018

## Listing details

**Common**

Title:	Zagreb Gračani atraktivna novogradnja
Property for:	Sale
Property area:	87 m <sup>2</sup>
Bedrooms:	3
Bathrooms:	2
Garden area:	131 m <sup>2</sup>
Balcony area:	16 m <sup>2</sup>
Terrace area:	49 m <sup>2</sup>
Price:	395,000.00 €
Updated:	Aug 08, 2024

**Condition**

Newbuild:	yes
Built:	2012
Last renovation:	2024

**Location**

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

**Permits**

Ownership certificate:	yes
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**Additional information**

Energy efficiency:	In preparation
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**Heating**

Central heating:	yes
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**Parking**

Garage:	yes
Number of parking spaces:	1

## Description

Description:

Zagreb Gračani modern apartment in a new building! We are mediating the sale of an attractive and modern four-room apartment in the Pod Sljemen area, on the ground floor of a small building with 2 apartments. The owner of the property is a legal entity, so VAT is included in the price. The apartment has an area of 87.56 m<sup>2</sup> and consists of a spacious living room with dining room, kitchen, 2 bedrooms, bathroom, dressing room, utility room and anteroom. This functional apartment also has a loggia, a balcony, a large terrace, 1 garage, 1 parking space and a storage room, as well as a beautiful and spacious garden. Certainly one of the biggest advantages of this modernly designed apartment are the 2 parking spaces and the separate entrance to the street, which is intended exclusively for tenants, which gives additional privacy to this property. The new owners will be able to enjoy the peace and beautiful surroundings of the green area under the hilly part of Zagreb, and the high-quality materials from which the building was built will provide the complete comfort of modern life. The position, modern design, beautiful and spacious garden and proximity to all necessary amenities for urban life make this property ideal for the life of modern families. Nearby is the Meridian 16 shopping center with numerous shops, the excellent location also offers great opportunities for an active life and recreation because the modern Sljemenska cable car and the entire Medvednica nature park are nearby, and all the above facts give this property our sincere recommendation. ID CODE: 686

## Additional contact info

Reference Number: 606000  
Agency ref id: 686