

## BRODARICA, impresivna kuća 60 metara od mora, Šibenik - Okolica, House



### 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>  
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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:	BRODARICA, impresivna kuća 60 metara od mora
Property for:	Sale
House type:	detached
Property area:	268 m <sup>2</sup>
Lot Size:	672 m <sup>2</sup>
Number of Floors:	1
Bedrooms:	7
Bathrooms:	3
Price:	700,000.00 €
Updated:	May 16, 2024

### Condition

Built:	2004
Last renovation:	2022

### Location

Country:	Croatia
State/Region/Province:	Šibensko-kninska županija
City:	Šibenik - Okolica
City area:	Brodarica
ZIP code:	22000



### Additional information

Energy efficiency:	C
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### Description

Description:	<p>With an outstanding location, close to the sea, this impressive house in Brodarica represents a combination of outstanding architecture, functionality and elegance. Situated on a plot of 806 square meters, this pearl of real estate offers exceptional spaces inside and outside the walls. On the ground floor (134 m<sup>2</sup> floor plan) you will find a nicely furnished living room, a modern kitchen and a dining room, which are combined into a harmonious space with access to a covered terrace. Three spacious, comfortably furnished bedrooms, bathroom, pantry, storage room, two separate entrances and two terraces also belong to the ground floor. An internal staircase leads you to the first floor (134 m<sup>2</sup> floor plan), where there are two spacious bedrooms, as well as two bathrooms, one of which has a walk-in shower, and the other is equipped with a bathtub. Open space living room with</p>
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kitchen and dining room is an ideal place for gathering. The balcony and terrace offer an enchanting view of the sea, providing an additional dose of beauty and enjoyment. The outdoor spaces are equally impressive, with a beautifully landscaped courtyard offering the ideal backdrop for alfresco living. A perfectly designed garden for relaxation, which is decorated with lots of greenery, flowers, a barbecue and a fairy-tale gazebo in the shade that provides a pleasant space to enjoy. The possibility of building a swimming pool further enriches this area, as well as a garden house, and there are plenty of parking spaces. This house represents a real opportunity for a perfect home because it offers an ideal combination of elegance and comfort, so don't miss the opportunity to enjoy all the benefits of the Mediterranean lifestyle throughout the year. The property also offers great potential for tourist rental due to its beautiful interior, magical garden, proximity to the sea and the rich content of Brodarica, a very popular tourist destination, because Brodarica is a place that enchants with its beauty and authentic charm. Contact us with confidence for more information or to arrange a viewing. Draženka Blazinarić +385 91 796 2322  
drazenka.blazinaric@dogma-nekretnine.com ID CODE: DA100062819

### Additional contact info

Reference Number: 608855  
Agency ref id: DA100062819