

Umag-okolica, TOP stan na 1. katu na samo 300 m od plaže, NOVOGRADNJA!, Umag, Flat



Seller Info

Name: Art Living Real Estate
First Name: Art Living
Last Name: Real Estate
Company Name: ART LIVING REAL ESTATE
Service Type: Selling and renting
Country: Croatia
Region: Istarska županija
City: Umag
ZIP code: 52470
Address: Pozioi 1g
Mobile: +385 91 784 80 83
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About us: Art Living Real Estate is an authorised licensed real estate agency, registered in the Register of Real Estate Agents at the Croatian Chamber of Commerce, which with its professional approach and a team of licensed agents represents its clients by providing top real estate services. Contact us with confidence and see for yourself our expertise and quality.

Our services to buyers:

consulting on the situation on the real estate market and presentation of real estates in our office
field tour of selected real estate
real estate documentation check
negotiating sales
legal support (sales contract, pre-contracts, registration)
transfer of utility obligations (electricity, water, etc.),
Our services to sellers:

property overview
real estate estimate
photographic services
consulting on the real estate's
market value
verification of real estate
documentation (ownership
certificate, construction and use
permit)
signing a real estate mediation
contract
advertising real estate on our
website and other leading
domestic and world websites
additional attention is paid to
the real estate for which we
have an exclusive mediation
contract in marketing
advertising and investment

Reg No.: 72/2022

Listing details

Common

Title: Umag-okolica, TOP stan na 1. katu na samo 300 m od plaže, NOVOGRADNJA!
Property for: Sale
Property area: 83 m²
Floor: 1
Number of Floors: 2
Bedrooms: 3
Bathrooms: 1
Price: 293,000.00 €
Updated: Jul 13, 2024

Condition

Newbuild: yes
Built: 2023

Location

Country: Croatia
State/Region/Province: Istarska županija
City: Umag
City area: Umag
ZIP code: 52470



Permits

Building permit: yes
Ownership certificate: yes

Additional information

Energy efficiency: In preparation

Parking

Number of parking spaces: 1

Description

Description: Umag - surroundings S3 Modern apartment for sale in a new building in an attractive location 300 m from the sea and beaches, only 3.5 km from the town of Umag, 2 km from the golf course and 9 km from the border crossing with Slovenia. The apartment on the 1st floor with a total area of 83.31 m² consists of a hallway, a living room with an open kitchen and dining room, 2 bedrooms, a bathroom, a storage room and a covered terrace of 8.40 m². The building is built of high-quality materials with external and internal insulation of 10 cm, Rehau Pvc carpentry with three-layer glass, electric roller shutters and mosquito nets, underfloor water heating, while for cooling, a wall-mounted air conditioner of mono design is used. The apartment also has its own parking space, and there is the possibility of purchasing an additional parking space. The possibility of installing a car charger level 2 The apartment is located near all important facilities, beaches, shops, catering facilities, etc., and is an ideal opportunity for all those who are looking for an attractive property near the sea, suitable for living and vacationing as well as for renting for tourist purposes. The building is characterized by a large use of glass walls and a modern design. Completion of construction on December 2024. Delivery of the keys in the period from 15.07. until 15.09. in 2024 It is sold on a turnkey basis with sanitary facilities without furniture. **PROPERTY CHARACTERISTICS** Proximity to the sea 300 m Close to the city New construction Peaceful settlement Air conditioning Underfloor heating High quality construction The commission of the agency for the buyer is 3% + VAT and is paid in the case of real estate purchase upon conclusion of the pre-contract or sales contract. Dear clients, it is possible to view the property only with a signed mediation agreement, which is the basis for further actions related to the sale and commission, all in accordance with the Act on mediation in real estate transactions. **NOTE:** We are not responsible for any errors in the property descriptions, but we want to be as precise and accurate as possible **AGENCY ID CODE: 799 ID CODE: 799**

Additional contact info

Reference Number: 613039
Agency ref id: 799