

Umag, TOP lokacija, moderan trosoban stan u novogradnji s pogledom na more, 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
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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, TOP lokacija, moderan trosoban stan u novogradnji s pogledom na more
Property for: Sale
Property area: 93 m²
Number of Floors: 2
Bedrooms: 4
Bathrooms: 2
Terrace area: 17 m²
Price: 510,000.00 €
Updated: Nov 16, 2024

Condition

Newbuild: yes
Built: 2021

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: Istria - Umag - Savudrija A beautiful modern three bedroom apartment 150 m from the sea on the ground floor of a small residential building in a new building. This beautiful apartment with a view of the sea and nearby olive groves is located in a top location and only 3 km from the center of Umag, 2 km from the golf course and 12 km from the border crossing with Slovenia. The apartment of 83.62 m² consists of a spacious living room with kitchen and open plan dining room with access to a beautiful terrace of 17.12 m² with a panoramic view. The apartment also has 3 bedrooms, 2 bathrooms and a hallway with a wardrobe. The apartment also has a storage room in the basement of 3 m² and one parking space of 12.50 m² and a garden of 78.10 m². Apartment owners are offered the opportunity to purchase additional basement space between 33-47 m², which can be connected to the customer by an internal staircase with a residential unit on the ground floor and converted into a studio room, modern tavern, fitness or wellness area. It is supplied with all communal infrastructure: road, city sewerage, el. electricity and water supply, heat pump for heating and cooling, air conditioning system and underfloor heating. The buyer is allowed to make minor alterations to the interior design of the apartment before completing the final interior work, in agreement with the seller. Turnkey purchase, completely finished and ready to move in, without furniture. Planned completion of works December 2022. The building is located in a quiet village near all important facilities, surrounded by nature and greenery and is an ideal opportunity for all those looking for an attractive property near the sea suitable for both housing and rental for tourist purposes. **PROPERTY DETAILS:** New construction Tavern (optional) View and proximity to the sea Close to the city center Close to the border crossing (12 km from the Slovenian border) Underfloor heating Air conditioning Heat pump
Parking place ID CODE: 207

Additional contact info

Reference Number: 613243

Agency ref id: 207
Contact phone: 091 784 8083