

## TRIBUNJ, novo, prizemlje, 400 m do plaže, bazen + vrt, Tribunj, Flat



### Seller Info

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About us: The licenced agency Fidius Broker with its seat at the address Ćirila i Metoda 1a, 22211 Vodice, deals with the mediation in sale and purchase of the real-estates and boats.

The agency was founded in 2004, and it operates mainly in the area of Vodice, Srma, Tribunj and in the surroundings, as well as in other places of Šibenik-Knin County.

If you are thinking about the sale or purchase of a house, a flat/an apartment, a construction or agricultural plot of land or a plot of land for any other purpose, as well as office premises, contact us with trust.

If you are thinking of buying or selling any kind of boat, such as sailing or motor boat, a yacht or a catamaran, you are at the right

place. We will help you in making your decision and guide you easily through the whole sale and purchase process.

Our wish is to provide our clients with a quality and fair service, thanks to our long-time experience, both in the world of real-estates and in the world of boats, nautical tourism and tourism in general.

We cooperate with experts in law, architecture, civil engineering, insurance, as well as in the vessel maintenance.

If you are looking for something what hasn't been advertised on our web sites yet, feel free to contact us and we will try to help you.

Reg No.: 36/2009

## Listing details

### Common

Title:	TRIBUNJ, novo, prizemlje, 400 m do plaže, bazen + vrt
Property for:	Sale
Property area:	110 m <sup>2</sup>
Number of Floors:	2
Bedrooms:	3
Bathrooms:	2
Garden area:	100 m <sup>2</sup>
Terrace area:	27 m <sup>2</sup>
Price:	498,000.00 €
Updated:	Jul 18, 2024

### Condition

Built:	2024
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## Location

Country: Croatia  
State/Region/Province: Šibensko-kninska županija  
City: Tribunj  
City area: Tribunj  
ZIP code: 22211

## Permits

Building permit: yes  
Ownership certificate: yes

## Parking

Number of parking spaces: 2

## Description

Description: TRIBUNJ - For sale, a luxurious two-bedroom apartment with a pool and a garden on the ground floor, in an attractive location, only 400 m from the beach and 800 m from the center! Completely renovated residential building with a total of 6 residential units. The modern-looking residential building consists of three floors: ground floor + 1st floor + 2nd floor. The building was built with quality materials and is equipped according to the latest construction standards: Styrofoam facade, ALU carpentry with three-layer glass, ALU balcony sliding doors, electric roller blinds, floors covered with Plano natural stone, modern bathroom fixtures, air conditioning in bedrooms and living room, TV connection in bedrooms and living room, underfloor heating. Each apartment has two parking spaces and a shared storage room on the ground floor. The apartments on the 1st and 2nd floor have a wonderful view of the sea, while the apartments on the ground floor have their own swimming pool and a corresponding part of the garden. Planned construction completion date and occupancy - beginning of 2025. Apartment SJ2 is located on the ground floor of a building with a net area of 110 m<sup>2</sup>. It consists of an entrance area, hallway, bedroom 1, bedroom 2 with its own bathroom and terrace, bathroom, laundry room, kitchen with dining room, living room with access to a covered terrace of 27.84 m<sup>2</sup>. The apartment has a swimming pool, a corresponding part of the garden and two parking spaces. The price is €498,000 (VAT included - the buyer is exempt from paying 3% real estate sales tax). OTHER AVAILABLE IN THE BUILDING GROUND FLOOR Apartment SJ1 is located on the ground

floor with a net area of 123 m<sup>2</sup>. It consists of an entrance, hallway, toilet, laundry room, kitchen with dining room, living room with access to a covered terrace of 40.68 m<sup>2</sup>, bathroom, hallway, bedroom 1, bedroom 2 with its own bathroom. The apartment has a swimming pool, a corresponding part of the garden and two parking spaces. The price is €498,000 (VAT included - the buyer is exempt from paying 3% real estate sales tax). 1ST FLOOR Apartment SJ3 is located on the 1st floor with a net area of 119 m<sup>2</sup>. It consists of a hallway, toilet, laundry room, kitchen with dining room, living room with access to a spacious covered terrace of 37.73 m<sup>2</sup> with a beautiful view of the sea, hallway, bathroom, bedroom 1, bedroom 2 with its own the bathroom. The apartment has two parking spaces. The price is €475,000 (VAT included - the buyer is exempt from paying 3% real estate sales tax). Apartment SJ4 is located on the 1st floor with a net area of 107.50 m<sup>2</sup>. It consists of a hallway, bedroom 1, bedroom 2 with its own bathroom and access to the terrace, bathroom, laundry room, kitchen with dining room, living room with access to a terrace of 22.38 m<sup>2</sup> with a beautiful view of the sea. The apartment has two parking spaces. The price is €455,000 (VAT included - the buyer is exempt from paying 3% real estate sales tax). 2ND FLOOR Apartment SJ5 is located on the 2nd floor with a net area of 119 m<sup>2</sup>. It consists of a hallway, toilet, laundry room, kitchen with dining room, living room with access to a covered terrace of 37.73 m<sup>2</sup> with a beautiful view of the sea, hallway, bathroom, bedroom 1, bedroom 2 with its own bathroom. The apartment has two parking spaces. The price is €510,000 (VAT included - the buyer is exempt from paying 3% real estate sales tax). Apartment SJ6 located on the 2nd floor with a net area of 112.50 m<sup>2</sup>. It consists of a hallway, bedroom 1, bedroom 2 with its own bathroom and terrace, bathroom, laundry room, kitchen with dining room, living room with access to a terrace of 22.26 m<sup>2</sup> with a beautiful view of the sea. The apartment has two parking spaces. The price is €500,000 (VAT included - the buyer is exempt from paying 3% real estate sales tax). For more information, contact us by e-mail or phone. ID CODE: A-495-SJ2

## Additional contact info

Reference Number: 615075  
Agency ref id: A-495-SJ2