

## Bribir- stan sa vlastitim bazenom i okućnicom, novogradnja, Vinodolska Općina, Flat



### Seller Info

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About us: " Relax Nekretnine" real estate

agency specializing in Kvarner, Primorje-Gorski Kotar County (Crikvenica, Jadranovo, Dramalj , Selce, Novi Vinodolski, Vinodol municipality, Krk Island, Senj and surroundings) provides a full range of services to future and potential owners and buyers of their own home, residential / business squares, apartments, land or house.

Entered in the register of real estate agents at the Croatian Chamber of Commerce, we adhere to and comply with all legal regulations and regulations, while guaranteeing the quality of service and access to each client.

Commission fee of 3% + VAT , includes all obligations during the transcript, entry in the register and various other services that can save the buyer up to 100 working hours during mandatory regulations and procedures, as well as avoid waiting at counters and other challenges when buying real estate .

**OFFICE WORKING HOURS:**

Mon - Fri: 08: 00h - 16: 00h

Saturday: 09: 00h - 13: 00h

(May, June, July)

Sunday: Closed

Office address:

Kralja Tomislava 88, 51260

CRIKVENICA

AGENTS 'WORKING

HOURS: 24/7

## Listing details

**Common**

Title:	Bribir- stan sa vlastitim bazenom i okućnicom, novogradnja
Property for:	Sale
Property area:	199 m <sup>2</sup>
Number of Floors:	3
Bedrooms:	4
Bathrooms:	3
Terrace area:	24 m <sup>2</sup>
Price:	468,000.00 €
Updated:	Jun 21, 2024

**Condition**

Newbuild:	yes
Built:	2023.

**Location**

Country:	Croatia
State/Region/Province:	Primorsko-goranska županija
City:	Vinodolska Općina

City area: Bribir  
ZIP code: 51250



## Permits

Ownership certificate: yes

## Additional information

Energy efficiency: B

## Parking

Garage: yes

Number of parking spaces: 4

Covered parking space: yes

## Description

Description: A beautiful apartment is for sale in Bribir, located in a peaceful and picturesque environment. This property covers a total of 199.76 m<sup>2</sup>, of which the apartment is 129.76 m<sup>2</sup> and the garage is 70 m<sup>2</sup>. The apartment is south-facing and has a partial sea view. The building where the apartment is located was built in 2023 and consists of three bedrooms, three bathrooms, a spacious open space living room with a kitchen and dining area, a storage room, and a terrace. The apartment is just 500 meters walk from the center of Bribir and 5 kilometers from the sea and beach, offering the perfect combination of peaceful living and proximity to all necessary amenities. The fenced yard of the apartment is 402 m<sup>2</sup> and offers four parking spaces, and is exclusively owned by this apartment. Within the yard, there is a private heated pool, a sunbathing area with loungers and a solar shower, a garden, and two terraces, one of which is covered. The garage, which can accommodate three cars, can be used as a socializing area with a summer kitchen and a large table when not used as a parking space. The apartment is fully equipped, and the equipment and furniture can be taken with the apartment. It is equipped with underfloor heating with a heat pump and individual thermostats in each room, air conditioning in every room, a video intercom, video surveillance, and electric shutters. The windows are equipped with mosquito nets. Energy class B ensures low utility costs. This property is ideal for permanent residence, summer vacations, or tourist rentals, thanks to its large capacity, high-quality equipment, and heated pool, which allows for a longer tourist season and higher income. The apartment allows for a quicker return on investment compared to other properties. The apartment has a usage permit and is registered, further confirming the security of the investment. ID CODE: 909

## Additional contact info

Reference Number: 618368

Agency ref id: 909