

## ZADAR, STANOVI - Stan u novogradnji, A.S.05, Zadar, Flat



### Seller Info

Name: Agencija Dux nekretnine  
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First Name: Agencija  
Last Name: Dux nekretnine  
Company Name: DUX NEKRETNINE d.o.o.  
Service Type: Selling and renting  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Rijeka  
ZIP code: 51000  
Address: Tizianova 8  
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About us: Dux nekretnine agency operates with the aim of raising the quality of real estate brokerage to a higher level of professionalism and mutual satisfaction of the parties with which it cooperates. How do we do that? We approach each client humanely and professionally in order to facilitate one of the biggest and most important decisions in life - buying real estate. Our offer includes a wide range of high quality and very attractive properties in the Kvarner, Istria, islands and wider surroundings in order to satisfy the refined tastes of our longtime customers. The buying and selling process takes place at the highest level of quality with our reliability and commitment to each individual client. Our job is not done until we see a smile on the faces of clients. And even then because we like to stay in touch

even after the contract is signed  
- because our mission is more  
than just a job.

## Listing details

### Common

Title:	ZADAR, STANOVI - Stan u novogradnji, A.S.05
Property for:	Sale
Property area:	92 m <sup>2</sup>
Floor:	2
Number of Floors:	2
Bedrooms:	4
Bathrooms:	1
Price:	273,280.00 €
Updated:	Jul 22, 2024

### Condition

Newbuild:	yes
Built:	2024



### Location

Country:	Croatia
State/Region/Province:	Zadarska županija
City:	Zadar
City area:	Stanovi
ZIP code:	23000

### Permits

Building permit:	yes
Ownership certificate:	yes

### Description

Description:	ZADAR, FLATS - Modern apartment in a new building Apartment S02 is located on the first floor of the building, occupying half of the entire floor. The detailed description of the apartment is as follows: Interior space: Entrance area (hallway) Living room Kitchen and dining room Two bedrooms Bathroom Total interior area of the apartment: 60.81 m <sup>2</sup> Outdoor space: Covered terrace on the first floor: 9.18 m <sup>2</sup> Roof terrace with a view of sea: Covered part: 10.43 m <sup>2</sup> Uncovered part: 23.45 m <sup>2</sup> Parking spaces: One covered parking space One uncovered parking space Areas: Gross area of the apartment: 131.37 m <sup>2</sup> Total net area of the apartment: 83.35 m <sup>2</sup> Location: Excellent because in the immediate vicinity of the school and
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all other facilities necessary for everyday life. Distance to the sea: 1.4 km Distance to the city center (peninsula): 1.8 km Completion of works: Expected completion of works: October 2024. Handover of apartments: December 2024. New construction project for sale in an excellent location in the wider city center of Zadar / on Apartments. It is a project of 2 smaller residential buildings, each building consisting of 5 apartments. The buildings have a basement, ground floor, first and second floor with access to roof terraces. - Heating and cooling of the apartments will be via a multi split system of air conditioning units. Each room gets its own unit, while the bathrooms, living room and hallway have electric underfloor heating. - Each apartment has 2 outdoor parking spaces (1 covered + 1 uncovered) - The roof above the second floor is divided into roof terraces, and each apartment (except the ground floor apartment) has a separate roof terrace. They are partially covered and equipped with water, drainage and electricity connections. - Parquet in the rooms at the customer's choice between the two options offered, ceramic tiles at the customer's choice within the given budget. Tile and parquet selection options available in the initial stages of the project until the moment of the order. - The building will be connected to the sewage system, the construction of the building is concrete, thermal facade 10 cm. Dear clients, the agency commission is charged in accordance with the General Business Conditions: [www.dux-nekretnine.hr/opci-uvjeti-poslovanja](http://www.dux-nekretnine.hr/opci-uvjeti-poslovanja) ID CODE: 32228

## Additional contact info

Reference Number: 626798  
Agency ref id: 32228