

## TRIBUNJ, novogradnja, 2. kat, 500 m do plaže, pogled na more, lift, 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, novogradnja, 2. kat, 500 m do plaže, pogled na more, lift
Property for:	Sale
Property area:	94 m <sup>2</sup>
Floor:	2
Number of Floors:	2
Bedrooms:	3
Bathrooms:	2
Terrace area:	19 m <sup>2</sup>
Price:	286,000.00 €
Updated:	Aug 03, 2024

### Condition

Newbuild:	yes
Built:	2024-2026

## Location

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

## Permits

Building permit:	yes
Ownership certificate:	yes



## Additional information

Elevator:	yes
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## Parking

Number of parking spaces:	2
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## Description

**Description:** TRIBUNJ - A new luxury apartment for sale on the 2nd floor with a sea view, 500 m from the city beach and 700 m from the city center! Small residential building in new construction with a total of 6 apartments, located in an excellent location. It has a total of three floors: ground floor + 1st floor + 2nd floor. The modern-looking building is being built with quality materials according to the latest construction standards and will be equipped with: Styrofoam facade, fire- and burglar-proof doors, electric underfloor heating in the bathroom, dining room, kitchen and living room and inverter air conditioning systems in all rooms, exterior joinery with three-layer glass, on the terraces there are lifting and sliding walls, modern sanitary facilities in the bathrooms, mosquito nets and electric blinds. Quality ceramics will be installed in all rooms, and there will be glass fences on the terraces. The building will have a built-in elevator. Each apartment has two parking spaces inside the yard. Planned completion of works and moving in 12/2026. Apartment SJ5 is located on the 2nd floor of a residential building. The total usable area is 94.49 m<sup>2</sup> (internal living area 75.01 m<sup>2</sup> + covered part of the terrace 19.48 m<sup>2</sup>). It consists of an entrance hall, two bedrooms, a bathroom, a bathroom with a laundry room, a kitchen, a dining room and a living room with access to a covered terrace of 19.48 m<sup>2</sup> with a view of the sea. The apartment has two parking spaces. Price €286,000 (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 of a residential building. The total usable area is 97.56 m<sup>2</sup> (internal living area 75.01 m<sup>2</sup> +

covered part of the terrace 20.54 m<sup>2</sup> + uncovered part of the terrace 2.01 m<sup>2</sup>). It consists of an entrance hall, two bedrooms, a bathroom, a bathroom with a laundry room, a kitchen, a dining room and a living room with access to a covered terrace of 20.54 m<sup>2</sup>. The apartment has two parking spaces. Price €276,000 (VAT included - the buyer is exempt from paying 3% real estate sales tax). Apartment SJ2 is located on the ground floor of a residential building. The total usable area is 130.73 m<sup>2</sup> (internal living area 101.41 m<sup>2</sup> + covered part of the terrace 29.32 m<sup>2</sup>). It consists of an entrance hall, three bedrooms, an attic, two bathrooms, a toilet with a laundry room, a kitchen with a dining room and a living room with access to a covered terrace of 29.32 m<sup>2</sup>. The apartment has part of the garden and a parking space. Price €366,000 (VAT included - the buyer is exempt from paying 3% real estate sales tax). 1ST FLOOR Apartment SJ3 is located on the 1st floor of a residential building. The total usable area is 94.49 m<sup>2</sup> (internal living area 75.01 m<sup>2</sup> + covered part of the terrace 19.48 m<sup>2</sup>). It consists of an entrance hall, two bedrooms, a bathroom, a bathroom with a laundry room, a kitchen, a dining room and a living room with access to a covered terrace of 19.48 m<sup>2</sup> with a view of the sea. The apartment has two parking spaces. Price €279,000 (VAT included - the buyer is exempt from paying 3% real estate sales tax). Apartment SJ4 is located on the 1st floor of a residential building. The total usable area is 125.55 m<sup>2</sup> (internal living area 101.41 m<sup>2</sup> + covered part of the terrace 24.14 m<sup>2</sup>). It consists of an entrance hall, three bedrooms, a living room, two bathrooms, a toilet with a laundry room, a kitchen with a dining room and a living room with access to a covered terrace of 24.14 m<sup>2</sup> with a view of the sea. The apartment has two parking spaces. Price €376,000 (VAT included - the buyer is exempt from paying 3% real estate sales tax). 2ND FLOOR Apartment SJ6 is located on the 2nd floor of a residential building. The total usable area is 125.55 m<sup>2</sup> (internal living area 101.41 m<sup>2</sup> + covered part of the terrace 24.14 m<sup>2</sup>). It consists of an entrance hall, three bedrooms, a living room, two bathrooms, a toilet with a laundry room, a kitchen with a dining room and a living room with access to a covered terrace of 24.14 m<sup>2</sup> with a view of the sea. The apartment has two parking spaces. Price €386,000 (VAT included - the buyer is exempt from paying 3% real estate sales tax). Contact us by phone or e-mail to arrange a viewing and learn more about this property. ID CODE: A-517-S5

## Additional contact info

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