

## Ekskluzivni stan u prizemlju s prostranom terasom i privatnim vrtom, Rovinj, Flat



### Seller Info

Name: Joda Nekretnine  
First Name: Joda  
Last Name: Nekretnine  
Company Name: JODA NEKRETNINE d.o.o  
Service Type: Selling and renting  
Website: <http://www.joda-nekretnine.hr/>  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Crikvenica  
City area: Crikvenica  
ZIP code: 51260  
Address: Kralja Tomislava 112a  
Mobile: +385 91 890 4694  
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About us: JO-DA REAL ESTATE

Agency d.o.o. was founded in 2005 and we have been successfully operating in the real estate market ever since, as a reliable partner, supporting our clients in important life decisions such as choosing a property.

We specialize in the area of the Crikvenica-Vinodol Riviera, but alone and with our partners cover the area of the island of Krk, the city of Rijeka and Opatija and the coastal part of the Lika-Senj County.

The Agency is registered in the Register of Real Estate Brokers at the Croatian Chamber of Commerce, business is in compliance with legal regulations and all agents have passed the professional exam for a mediator at the Croatian

Chamber of Economy. We are signatories to the Code of Ethics for Real Estate Brokers.

## Listing details

### Common

Title:	Ekskluzivni stan u prizemlju s prostranom terasom i privatnim vrtom
Property for:	Sale
Property area:	146 m <sup>2</sup>
Number of Floors:	2
Bedrooms:	3
Bathrooms:	2
Garden area:	160 m <sup>2</sup>
Terrace area:	40 m <sup>2</sup>
Price:	1,364,450.00 €
Updated:	Sep 19, 2024

### Condition

Newbuild:	yes
Built:	2025

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Rovinj
City area:	Rovinj
ZIP code:	52210

### Permits

Building permit:	yes
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### Additional information

Energy efficiency:	In preparation
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### Parking

Garage:	yes
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### Description

Description:	This beautiful apartment of 106 sqm is situated on the ground floor of a
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contemporary building, located in a peaceful and attractive area. With a spacious terrace of 63 sqm and a private garden of 138 sqm, it provides plenty of space for relaxation and outdoor enjoyment, making it ideal for nature and outdoor space lovers. The apartment has been thoughtfully designed to combine modern design with functionality. The interior includes 2 comfortable bedrooms, 2 modern bathrooms, and an open-plan living area with a fully equipped kitchen and dining area. Large glass surfaces allow ample natural light, creating a bright and pleasant atmosphere. One of the main advantages of this apartment is its tranquil location with a view of the park, offering a sense of privacy and an escape from everyday stress. Nevertheless, it is conveniently situated near all necessary amenities, with the sea only 150 meters away, making this property an excellent choice for those seeking the perfect balance between urban living and natural surroundings. The outdoor space is designed for enjoyment, featuring a covered and uncovered terrace perfect for family meals or gatherings with friends. Residents also have access to a communal garden, a swimming pool with a barbecue area, a gym, a Finnish sauna, and wellness facilities, ensuring a luxurious and relaxing lifestyle. The apartment comes with one designated parking space in the building's underground garage, providing added convenience and security. The total area of this property is 316 sqm, including 106 sqm of interior space, 22.5 sqm of uncovered, and 40.9 sqm of covered terraces. This apartment represents an excellent opportunity for those seeking a modern, spacious, and luxurious home with a wealth of amenities. ID CODE: 6125

### Additional contact info

Reference Number: 640543  
Agency ref id: 6125  
Contact phone: 0959145475