

## Malinska - dvoetažni apartman, 135m2, Malinska-Dubašnica, Flat



### Seller Info

Name: Kaiser Immobilien  
First Name: Kaiser  
Last Name: Immobilien  
Company Name: Kaiser Immobilien d.o.o.  
Service Type: Selling and renting  
Website: <https://kaiser-immobilien.hr/>  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Opatija  
ZIP code: 51410  
Address: Maršala Tita 97  
Mobile: 00385992140008  
Phone: 0038551823491  
About us: The professional team of experts for exclusive real estate of the agency KAISER IMMOBILIEN becomes a partner for clients in a pleasant, undisturbed, discreet and intimate atmosphere. We strive to meet the highest standards and with great commitment we find the perfect property for you. With our expertise, dedication, our instinct and knowledge of the regional market, you can build your dream property in the locations of Kvarner, Istria, Dalmatia and the whole of Croatia. We advise you from the first appointment to the conclusion of the contract and beyond. Each client is approached individually with maximum trust.

The founders of the agency are Silviya Panuccio and Dean Luić.

Leave it to our team of experts who know every challenge on

the way to the best real estate.

Our focus is quality, safety and finding the perfect property for the money invested.

Reg No.: 133/2024

## Listing details

### Common

Title:	Malinska - dvoetažni apartman, 135m2
Property for:	Sale
Property area:	136 m <sup>2</sup>
Bedrooms:	3
Bathrooms:	2
Terrace area:	12 m <sup>2</sup>
Price:	435,000.00 €
Updated:	Nov 15, 2024

### Condition

Newbuild:	yes
Built:	2024

### Location

Country:	Croatia
State/Region/Province:	Primorsko-goranska županija
City:	Malinska-Dubašnica
City area:	Malinska
ZIP code:	51511

### Permits

Building permit:	yes
Ownership certificate:	yes



### Additional information

Energy efficiency:	In preparation
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### Parking

Number of parking spaces:	1
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## Description

Description:

Kaiser Immobilien mediates the sale of a spacious two-story apartment in Malinska on the island of Krk. The apartment extends over three floors of a newly built building, with a total of two residential units and a total area of 135m<sup>2</sup>. In the basement there is a cellar of 39m<sup>2</sup>. The ground floor consists of a hallway, a pantry, a guest toilet, and a living area that includes a kitchen, dining room and living room, and a staircase leading to the basement and the first floor. Upstairs there are two bedrooms with their own bathrooms, and the master bedroom has a walk-in wardrobe. Quality materials are used in the construction and furnishing, so the apartment will have cooling and heating via an inverter multisplit system. The living room and rooms will have an internal air conditioning unit. Also, there will be electric underfloor heating in the living rooms and all bathrooms. In the living rooms and bathrooms, the plan is to use ceramic tiles, and high-quality laminate in the rooms. Also, if the apartment is bought during the construction phase, it is possible to choose all the floors as desired (parquet, laminate, ceramic) up to certain amounts. PVC carpentry and electric blinds are being installed on the building. The apartment is located near the local road and all important amenities, just 500m from the sea and beautiful beaches. The property is included in the VAT system, so the buyer does not pay real estate sales tax. The deadline for completion is the end of 2024. The commission of the agency for the buyer is 3% + VAT and is paid in the case of real estate purchase, at the conclusion of the first legal act. ID CODE 105-247 ID CODE: 105-247

## Additional contact info

Reference Number: 647816  
Agency ref id: 105-247  
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