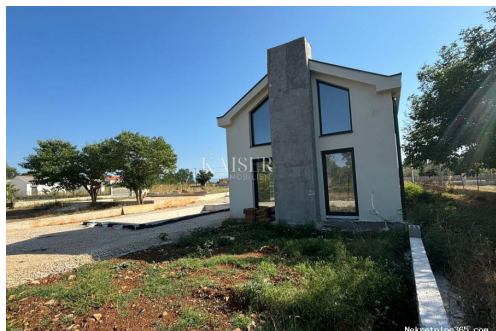


## Zadar, okolica - roh bau kuća sa bazenom 101m2, Nin, House



### 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 Silvija 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:            | Zadar, okolica - roh bau kuća sa bazenom 101m2 |
| Property for:     | Sale   |
| House type:       | detached                                       |
| Property area:    | 101 m <sup>2</sup>                             |
| Lot Size:         | 521 m <sup>2</sup>                             |
| Number of Floors: | 1  |
| Bedrooms:         | 3  |
| Bathrooms:        | 2  |
| Price:            | 299,000.00 €                                   |
| Updated:          | Oct 05, 2024                                   |

### Condition

|           |      |
|-----------|------|
| Newbuild: | yes  |
| Built:    | 2024 |

### Location

|                        |                   |
|------------------------|-------------------|
| Country:               | Croatia           |
| State/Region/Province: | Zadarska županija |
| City:                  | Nin               |
| City area:             | Nin               |
| ZIP code:              | 23232             |

### Permits

|                        |     |
|------------------------|-----|
| Building permit:       | yes |
| Ownership certificate: | yes |



### Additional information

|                    |                |
|--------------------|----------------|
| Energy efficiency: | In preparation |
|--------------------|----------------|

### Parking

|                   |   |
|-------------------|---|
| Number of parking | 4 |
|-------------------|---|

spaces:

## Description

Description:

Kaiser Immobilien mediates the sale of a detached house with an innovative concept in the Rohbau phase, in the vicinity of Zadar. The facility is located in a peaceful and idyllic environment, just a 5-minute drive to Nin and 15 minutes to Zadar. It has a total living area of 101m<sup>2</sup>, and it was designed as a high-rise apartment. It consists of an open-concept living space that includes a living room with a fireplace, a kitchen and a dining room, as well as a bedroom, a bathroom and a storage room with a total area of 76m<sup>2</sup>. There is space for an additional bedroom and bathroom on the elevated gallery of 25m<sup>2</sup>. Extremely high-quality materials were used in the construction. The building is being sold in the current Roh Bau stage, which includes a built building with external carpentry, roofing and facade, glazed, plastered and embodied inside. Installations of electricity, water and air conditioning have been carried out. There is a 7.5m x 3.5m concrete swimming pool on the 521m<sup>2</sup> garden and enough space for four parking spaces. The yard and sun deck are prepared for paving. The commission of the agency for the buyer is 3% + VAT and is paid in case of real estate purchase, when the first legal deed is concluded. ID CODE 105-203 ID CODE: 105-203

## Additional contact info

Reference Number: 648097  
Agency ref id: 105-203