

## RIJEKA, KOSTRENA - ekskluzivan stan s bazenom - novogradnja s panoramskim pogledom na more! PRILIKA!, Kostrena, Flat



### Seller Info

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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  
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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:	RIJEKA, KOSTRENA - ekskluzivan stan s bazenom - novogradnja s panoramskim pogledom na more! PRILIKA!
Property for:	Sale
Property area:	197 m <sup>2</sup>
Number of Floors:	2
Bedrooms:	5
Bathrooms:	3
Price:	778,000.00 €
Updated:	Oct 21, 2024

### Condition

Newbuild:	yes
Built:	2024

### Location

Country:	Croatia
State/Region/Province:	Primorsko-goranska županija
City:	Kostrena
City area:	

### Permits

Building permit:	yes
Ownership certificate:	yes



### Parking

Garage:	yes
Number of parking spaces:	2
Covered parking space:	yes

### Description

Description:	RIJEKA, KOSTRENA - exclusive apartment with pool - new building with panoramic sea view! OPPORTUNITY! Key features: • Low-energy concept: The
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houses are equipped with their own solar power plant that covers all energy needs, including heat pumps, pool heating and other small consumers, enabling significant savings on bills! • High-quality materials: Prefa roof and external carpentry from the renowned brand Cortizo ensure durability and easy house maintenance. • Additional facilities: Enjoy your own pool with a swimming area on two pool levels. • Practical architecture: The entrance from the garage to the living area facilitates everyday life, while all aspects are designed with care, from constructive solutions to the smallest details. • Perfect layout: Each house includes 4 spacious rooms, providing enough space for comfortable living and privacy. • Roof terrace: Enjoy an exceptional view of the sea from the roof terrace, ideal for relaxing and enjoying the sunsets. • Quality facilities: With 3 toilets, there is maximum functionality and comfort for all members of the household. • Garage: A private garage provides safe parking, while there are 2 additional parking spaces per apartment. • Preparation for electric vehicles: In the garage and outside, preparation for charging electric cars is included, which gives added value and modernity. • Outdoor spaces: Enjoy relaxing under the pergola, which brings extra charm to the outdoor space. Proximity to facilities: This outstanding location offers a rich infrastructure: • Football and basketball courts are ideal for sports enthusiasts and family recreation. • An elementary school and a kindergarten are located in the immediate vicinity, which makes this location perfect for families with children. • The sports hall offers various possibilities for an active life. • The library provides a quiet space for study and research. • The sea coast is only a few minutes' walk or drive away, giving you quick access to the sea, the sea coast and a promenade that stretches for more than 4 km. • Beaches and swimming pools - Spend sunny days on the beautiful beaches nearby, perfect for relaxation or activities such as swimming and sunbathing. • Supermarkets and cafes are available in the area, which enables quick and practical daily shopping and enjoyment of local gastronomy. • The bus station provides easy access to public transport, while the beaches are just a few minutes' walk away for those who want to enjoy the sun and the sea. Visualizations and current status: In addition to this advertisement, visualizations have been created that show how the apartments may look when they are finished, both in the interior and exterior. In addition, photos of the current state of construction are also available to give you a clear picture of the progress of the project. Construction completion date: Construction completion is planned for December 2024, giving you the opportunity to move into your new home in the heart of Kostrena! The apartment includes a garage, a roof terrace with a view of the sea, an outdoor terrace with a swimming pool and two outdoor parking spaces. The apartment has the possibility of adaptation and it is possible to build three or four rooms. Photovoltaic power plants are installed on the roof, which makes the house energy independent. The apartment has built-in underfloor heating, fan coil cooling and a heat pump. There is a possibility to choose finishing materials for the apartment. The apartment consists of a basement, ground floor, first floor and roof terrace. In the basement there is a laundry room, a toilet and a machine room. The ground floor offers a living room with an open concept kitchen and dining room. The first floor offers 3 - 4 bedrooms and 2 bathrooms, while the

beautiful roof terrace is perfect for being outside all year round, allowing you to enjoy the sun and the sea view. The apartment has two outdoor parking spaces and one garage parking space. This luxury apartment is equipped with the highest quality and most modern equipment with an emphasis on ecology and sustainability when choosing materials, colors and equipment. The apartment is oriented towards the sea with a lot of sunlight and a beautiful view of the sea. This property is only about 900 meters from the sea as the crow flies! **PROPERTY IN A GREAT AND UNIQUE LOCATION WITH GREAT POTENTIAL!!!** Definitely a property for family life, but also suitable as an investment in the form of tourism. Be one step ahead and take advantage of this rare opportunity! 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: 34278

### Additional contact info

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