

## ISTRA, NOVIGRAD - 4SS+DB Apartman u novogradnji nadomak plaža, Brtonigla, Flat



### Seller Info

Name: Agencija Dux nekretnine  
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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  
Region: Primorsko-goranska županija  
City: Rijeka  
ZIP code: 51000  
Address: Tizianova 8  
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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:	ISTRA, NOVIGRAD - 4SS+DB Apartman u novogradnji nadomak plaža
Property for:	Sale
Property area:	220 m <sup>2</sup>
Floor:	1
Number of Floors:	1
Bedrooms:	5
Bathrooms:	2
Terrace area:	112 m <sup>2</sup>
Price:	480,000.00 €
Updated:	Oct 23, 2024

### Condition

Newbuild:	yes
Built:	2023

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Brtonigla
City area:	Karigador
ZIP code:	52474

### Permits

Building permit:	yes
Ownership certificate:	yes



### Additional information

Energy efficiency:	A+
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### Parking

Number of parking spaces:	2
Covered parking space:	yes

## Description

Description:

ISTRIA, NOVIGRAD, KARIGADOR - Modern and high-quality 4BR+DB apartment in a new building located close to natural beaches We offer a newer complex of buildings located in Karigador, only 290m from the landscaped and natural beaches. Thus, in the same complex, there is a two-story apartment with a roof terrace and a wonderful view of the sea and the sunset, with a total square footage of 108.20m<sup>2</sup> and a 112.50m<sup>2</sup> roof terrace. The apartment almost functions as a semi-detached house. SPACE ORGANIZATION: The apartment consists of 220.70m<sup>2</sup> (108.20m<sup>2</sup> space + 112.50m<sup>2</sup> roof terrace). At the entrance to the apartment, there is a corridor that separates the private space from the space for everyday life, and there is also a space for a wardrobe. In the living area, there is a spacious living room with a dining room and a kitchen in one larger open and airy space, from which there is a direct exit to the outdoor covered terrace of 16.75 m<sup>2</sup>. In a slightly more private part of the apartment, there are 4 bedrooms, 3 of which are more spacious and one is smaller. The apartment also has 2 bathrooms. \*Roof = 112.50m<sup>2</sup>\* The roof terrace is accessed by a further staircase, with a wonderful view of the sea and the rest of the settlement, the same area can be arranged according to the wishes of the future owners. Covered parking for two cars has also been placed in the garden. The price of parking is included in the price. ADDITIONAL INFORMATION: \* All apartments are equipped with air conditioners for cooling and heating. only 290m from natural beaches \* There is a possibility of setting up a swimming pool later \* The price shown is for legal entities, the amount of VAT is added to the price for private individuals If you need additional information or have any questions, please feel free to contact us! 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: 34375

## Additional contact info

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