

## Dvosoban stan s krovnom terasom i pogledom na more!, Povljana, Flat



### Seller Info

Name: Dogma Nekretnine  
First Name: Dogma  
Last Name: Nekretnine  
Company Name: Dogma nekretnine d.o.o.  
Service Type: Selling and renting  
Website: <https://dogma-nekretnine.com>  
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About us: DOGMA nekretnine d.o.o. is an experienced and licensed agency specializing in real estate. We have been present in this business for more than 20 years - from a small agency with only two employees through many years of work and effort, we have grown into a company with over 80 employees. In that period, with our work and attitude towards clients and business, we became the leading agency in the Primorje-Gorski Kotar County and the leading in Croatia. The Agency currently operates at the following locations: headquarters in Rijeka, F. la Guardia.6, branch office within the Tower Center Rijeka, J.P.Kamova 81a (4th floor), branch office in Opatija, Maršala Tita 97, branch office in Labin, Ulica Slobode 3; branch office in Umag, Joakima Rakovca 4, branch office in Pula, Anticova 5 and in Zagreb,

Ulica grada Vukovara 284  
(Almeria building D). Our  
teams are at your disposal in all  
locations!

## Listing details

### Common

Title:	Dvosoban stan s krovnom terasom i pogledom na more!
Property for:	Sale
Property area:	97 m <sup>2</sup>
Floor:	2
Number of Floors:	2
Bedrooms:	3
Bathrooms:	1
Price:	285,000.00 €
Updated:	Oct 29, 2024

### Condition

Newbuild:	yes
Built:	2024

### Location

Country:	Croatia
State/Region/Province:	Zadarska županija
City:	Povljana
City area:	Povljana
ZIP code:	23249



### Permits

Building permit:	yes
Location permit:	yes
Ownership certificate:	yes

### Parking

Number of parking spaces:	1
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### Description

Description:	LUXURIOUS NEW BUILDING IN POVLJANA! We present to you a luxurious two-room apartment with a roof terrace (S5) in a new building in Povljana on the island of Pag. The apartment is located on the 2nd floor of a detached residential building with 6 residential units and 2 floors. The interior of the apartment consists of a spacious open space kitchen, dining room and living room (27.37m <sup>2</sup> ),
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bedroom 1 (9.22m<sup>2</sup>), bedroom 2 (7.46m<sup>2</sup>), bathroom (3.79m<sup>2</sup>), hallway (1, 32m<sup>2</sup>), a covered balcony (2.02m<sup>2</sup>), an uncovered balcony (3.44m<sup>2</sup>) and a roof terrace (43.87m<sup>2</sup>) that offers an enchanting view of the sea and the surrounding landscape. The apartment will be equipped with Bosch air conditioners in all rooms, burglar-proof and fire-resistant doors, first-class ceramic floors, luxurious sanitary ware, aluminum-pvc joinery with three-layer glass filled with argon, mosquito nets and more. In addition, the exterior of the apartment will be equipped with a swimming pool and its technical room, an outdoor stone fireplace and a summer kitchen, an electric outlet in the parking lot for charging electric vehicles, etc. The building is made of reinforced concrete and has extremely durable statics. In addition, 10 centimeters of stone wool insulation, tinted glass fences on the terrace fences, the outer wall made of Benkovac stone, etc., should also be highlighted. But one of the biggest advantages of this apartment is its proximity to the city's beaches and the city center (300m!). Poveljana is a picturesque coastal town located on the island of Pag in Croatia, known for its beautiful beaches and crystal clear Adriatic sea. The town is characterized by a charming combination of traditional stone houses and modern amenities, creating a perfect blend of old world charm and contemporary comfort. Visitors to Poveljana can enjoy the peaceful atmosphere, indulge in local gastronomy with delicious Pag cheese and lamb, and explore the rich cultural heritage of this idyllic Adriatic destination. Contact us with confidence so that we can give you more information and arrange a viewing of the property! Filip Luštica +385 95 544 2160 Vlatko Saran +385 98 429 832 ID CODE: DA100061823

## Additional contact info

Reference Number: 672039  
Agency ref id: DA100061823