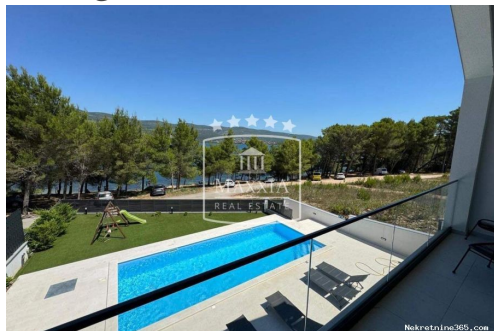


## Pridraga - dominantna villa 232m2 prvi red do mora!! 980000€, Novigrad, Famiglia



### Info venditore

Nome: Maxxia Nekretnine

Nome: Maxxia

Cognome: Nekretnine

Nome della ditta: Maxxia d.o.o.

ditta:

Service Type: Selling and renting

Website: <https://www.maxxia.hr>

Paese: Croatia

Region: Zadarska županija

City: Zadar

CAP: 23000

Indirizzo: J. Jurja Strossmayera 1A

Mobile: 00385913399907

Phone: 00385913399907

Riguardo a noi: MAXXIA Real Estate is a signatory of Regulations for Real Estate Mediators and is registered in the Registry of Real Estate Mediators, and in the Directory of Authorised Real Estate Agents managed by Croatian Chamber of Economy. Maxxia Real Estate services for our clients:

- Real estate buying and selling
- Pre-contract and purchase contract consulting
- Verification and coordination of ownership and proprietary status
- Real estate legal verification
- Marketing elaboration and presentation of real
- Expert assessment of real estate value
- Legal services in cooperation with authorized law office
- Official entries in land registry and cadastral records
- Services of all other experts for purchase procedure

Real estate rental  
Real estate maintenance  
100/2016

Reg No.:

## Dettagli annunci

### Comune

Titolo: Pridraga - dominantna villa 232m2 prvi red do mora!! 980000€  
Proprietà per: Sale  
Tipo di casa: distaccato  
Square Feet: 232.82 m<sup>2</sup>  
Lot Size: 666.0 m<sup>2</sup>  
Stanze da letto: 5  
Bagni: 5  
Prezzo: 980,000.0 €  
Pubblicato: 25.10.2024

### Stato

Nuova costruzione: si  
Condizione: Mantenuto

### Collocazione

Nazione: Croatia  
Stato / Regione /  
Provincia: Zadarska županija  
Città: Novigrad  
Zona della città: Pridraga  
Poštanski broj: 23312

### Permessi

Permesso di costruzione: si

### Additional information

Infrastruttura: Acqua, Fossa settica  
Efficienza energetica: A+



### Parcheggio

Box auto: si  
Numero di posti auto: 3

### Descrizione

Informazioni aggiuntive: Pridraga - prvi red do mora! Nova moderna villa smještena dominantno u prvom redu do mora površine 232.82m<sup>2</sup> na zemljištu površine 666m<sup>2</sup>. Okruženje izuzetno mirno, u okruženju borove šume, otvorenog pogleda na more. Uređene mirne šljunčane plaže. Arhitektonski prestižan objekt modernog dizajna. Prizemlje: - moderno opremljena kuhinja, - galerija s otvorenim dnevnim boravkom prema bazenu i moru, - garažno mjesto, - kupatilo s toaletom, - ostave, - bazen površine 36m<sup>2</sup>. Kat; - četvrti spavaće sobe s balkonima otvorenog pogleda na more i Velebit, - četiri kupatila s toaletima u sobama. Visoko kvalitetna Schüco stolarija! Priprema za centralno grijanje, iznad garaže solarni paneli za grijanje vode. Po potrebi ugradnja instalacija za grijanje bazena. Visoki stropovi, široka stepeništa, sobna vrata 235cm širine. Izuzetna nekretnina za luksuzan boravak kao i investicija za turističku djelatnost. Agencijska naknada sukladno Općim uvjetima poslovanja. Cjelokupni kupoprodajni proces vođen od strane našeg ovlaštenog Odvjetničkog tima. **OBILAZAK NEKRETNINE OSIGURAN 7/7 DANA PO PRETHODNOM DOGOVORU!** Pridraga - first row to the sea! A new modern villa located dominantly in the first row to the sea with an area of 232.82m<sup>2</sup> on a plot of land of 666m<sup>2</sup>. The environment is extremely peaceful, surrounded by a pine forest, with an open view of the sea. Arranged quiet pebble beaches. An architecturally prestigious object of modern design. Ground floor: - modernly equipped kitchen, - a gallery with an open living room facing the pool and the sea, - garage space, - bathroom with a toilet, - pantry, - swimming pool with an area of 36m<sup>2</sup>. First floor; - bedroom quarters with balconies with an open view of the sea and Velebit, - four bathrooms with toilets in the rooms. High quality Schüco carpentry! Preparation for central heating, solar panels for water heating above the garage. Installation of pool heating if necessary. High ceilings, wide staircases, room doors 235 cm wide. An exceptional property for a luxurious stay as well as an investment for tourism. Brokerage fee in accordance with the General Terms and Conditions. The entire purchase/sale process is managed by our authorized law office. **TOUR OF THE PROPERTY INSURED 7/7 DAYS BY PREVIOUS AGREEMENT!** Pridraga – erste Reihe zum Meer! Eine neue moderne Villa, dominant in der ersten Reihe zum Meer gelegen mit einer Fläche von 232,82m<sup>2</sup> auf einem Grundstück von 666m<sup>2</sup>. Die Umgebung ist äußerst ruhig, umgeben von einem Pinienwald und mit freiem Blick auf das Meer. Angeordnete ruhige Kiesstrände. Ein architektonisch prestigeträchtiges Objekt mit modernen Design. Erdgeschoss: - modern ausgestattete Küche, - eine Galerie mit offenem Wohnzimmer mit Blick auf den Pool und das Meer, - Garagenplatz, - Badezimmer mit Toilette, - Speisekammer, - Schwimmbad mit einer Fläche von 36m<sup>2</sup>. Erster Stock; - Schlafzimmerquartiere mit Balkonen mit freiem Blick auf das Meer und Velebit, - vier Badezimmer mit Toiletten in den Zimmern. Hochwertige Schüco Tischlerei! Vorbereitung für Zentralheizung, Sonnenkollektoren zur Warmwasserbereitung über der Garage. Bei Bedarf Installation der Poolheizung. Hohe Decken, breite Treppenhäuser, Zimmertüren 235 cm breit. Eine außergewöhnliche Immobilie für einen luxuriösen Aufenthalt sowie eine Investition für den Tourismus. Die Maklergebühr gemäß den Allgemeinen Geschäftsbedingungen. Der gesamte Kauf-/Verkaufsprozess wird von unserer

autorisierten Anwaltskanzlei verwaltet. BESICHTIGUNG DER IMMOBILIE  
VERSICHERT 7/7 TAGE NACH VORHERIGER VEREINBARUNG! MAXXIA  
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## Ulteriori informazioni di contatto

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