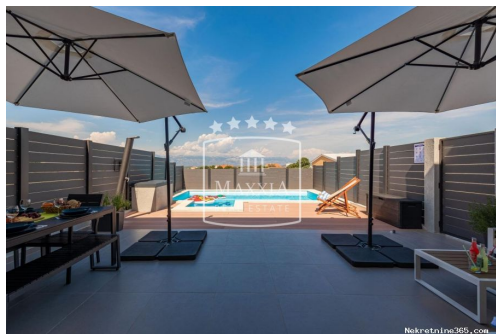


## Zaton - dvoetažni stan sa privatnim bazenom! 383000€, Nin, Apartment



### Informação do Vendedor

Nome: Maxxia Nekretnine  
Nome: Maxxia  
Apelido: Nekretnine  
Nome da empresa: Maxxia d.o.o.  
Service Type: Selling and renting  
Website: <https://www.maxxia.hr>  
País: Croatia  
Region: Zadarska županija  
City: Zadar  
Código Postal: 23000  
Endereço: J. Jurja Strossmayera 1A  
Mobile: 00385913399907  
Phone: 00385913399907  
Sobre nós: 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

Reg No.: 100/2016

## Detalhes do Anúncio

## Comum

Titulo:	Zaton - dvoetažni stan sa privatnim bazenom! 383000€
Tipo de Negócio:	Venda
Área M2:	65.85 m <sup>2</sup>
Quartos:	3
Casas de Banho:	2
Preço:	383,000.00 €
Anúnciado:	13.07.2024

## Condição

Nova construção:	naí
Data Construção:	2019
Condição:	Mantido

## Localização

País:	Croatia
Estado / Região /	Zadarska županija
Província:	
Cidade:	Nin
Área da cidade:	Zaton
Poštanski broj:	23232

## Permitem

Llicença de construção:	naí
Certificado de	naí
propriedade:	



## Informação Adicional

A Infraestrutura:	Água, Ar condicionado, Esgoto, Fossa séptica
Eficiência energética:	B

## Estacionamento

Número de vagas no	1
estacionamento:	

## Descrição

Informação Adicional: Nin, Zaton MAXXIA predstavlja prekrasan dvoetažni stan sa velikim privatnim

bazenom! Izgrađen 2019. godine. Stan se sastoji od prizemlja i kata. Prizemlje: - moderan dnevni boravak, - kuhinja, - blagovaona, - kupaonica sa toaletom, - hodnik. Prvi kat: - dvije spavaće sobe, - kupaonica sa toaletom. Dvorište je potpuno ograđeno i u njemu se nalazi nenatkrivena terasa sa stolom, bazen, vanjski tuš i jedno vlastito parkirno mjesto. Ukupna korisna površina iznosi 84,27 m<sup>2</sup>, a ukupna korisna površina iznosi 154,35m<sup>2</sup>. Kuća je klimatizirana, na podovima su korištene tople pločice, stolarija je PVC, a fasada je stiropor 10 cm. Objekt ima uhodanu turističku djelatnost i udaljen je 750 m od mora i 1 km od popularne Kraljičine plaže. U blizini se nalaze različiti sadržaji poput trgovina i restorana. Najbliže urbano središte, grad Zadar, udaljeno je 17 km, a najbliža zračna luka Zemunik kod Zadra 28 km. Ostale informacije na upit. **OBILAZAK NEKRETNINE OSIGURAN 7/7 DANA PO PRETHODNOM DOGOVORU!** Nin, Zaton MAXXIA presents a beautiful two-story apartment with a large private pool! Built in 2019. The apartment consists of a ground floor and a first floor. Ground floor: - modern living room, - kitchen, - dinning room, - bathroom with toilet, - corridor. First floor: - two bedrooms, - bathroom with a toilet. The yard is completely fenced and has an uncovered terrace with a table, a swimming pool, an outdoor shower and one private parking space. The total usable value of the surface is 84.27 m<sup>2</sup>, and the total usable area is 154.35 m<sup>2</sup>. The house is air-conditioned, warm tiles are used on the floors, the joinery is PVC, and the facade is Styrofoam 10 cm. The facility has a well-established tourist activity and is 750 m away from the sea and 1 km away from the popular Kraljičina beach. There are various facilities such as shops and restaurants nearby. The nearest urban center, Zadar, is 17 km away, and the nearest airport Zemunik near Zadar is 28 km away. Other information on request. **TOUR OF THE PROPERTY INSURED 7/7 DAYS BY PRIOR ARRANGEMENT!** Nin, Zaton MAXXIA präsentiert eine wunderschöne zweistöckige Wohnung mit großem Privatpool! Gebaut im Jahr 2019. Die Wohnung besteht aus einem Erdgeschoss und einem ersten Stock. Erdgeschoss: - modernes Wohnzimmer, - Küche, - Esszimmer, - Badezimmer mit Toilette, - Gang. Erster Stock: - zwei Schlafzimmer, - Badezimmer mit Toilette. Der Garten ist komplett umzäunt und verfügt eine nicht überdachte Terrasse mit Tisch, einen Swimmingpool, eine Außendusche und einen privaten Parkplatz. Der Gesamtnutzwert der Fläche beträgt 84,27 m<sup>2</sup>, die Gesamtnutzfläche beträgt 154,35 m<sup>2</sup>. Das Haus ist klimatisiert, die Böden sind mit warmen Fliesen ausgelegt, die Tischlerei besteht aus PVC und die Fassade besteht aus 10 cm dickem Styropor. Die Anlage verfügt eine gut etablierte touristische Aktivität und ist 750 m vom Meer und 1 km vom beliebten Strand Kraljičina plaža entfernt. In der Nähe befinden sich verschiedene Einrichtungen wie Geschäfte und Restaurants. Das nächstgelegene Stadtzentrum, Zadar, ist 17 km entfernt und der nächstgelegene Flughafen Zemunik in der Nähe von Zadar ist 28 km entfernt. Weitere Informationen auf Anfrage. **BESICHTIGUNG DER IMMOBILIE 7/7 TAGE NACH VORHERIGER VEREINBARUNG!** MAXXIA REAL ESTATE NEKRETNINE J. Jurja Strossmayera 1A, 23000 Zadar MAXXIA REAL ESTATE NEKRETNINE Trg Stjepana Radića 25 STARIGRAD PAKLENICA Contact: +385 91 606 0516 +385 (0)23 227 556 (8h-14h radnim danima) info@maxxia.hr

info.maxxia@gmail.com <https://maxxiarealestate.com/> Šifra objekta: S-4363-002  
Energetska klasa: B

## Informações adicionais para contato

Número de referência      624152  
interno:  
Agency ref id:              S-4363-002  
Telefone de contato:        +385 (91) 606-0516