

## Gornji Karin - kuća 280 m2 sa garažom i bazenom! PRILIKA! 350000€, Obrovac, Ev



### Satıcı Bilgisi

Ad:	Maxxia Nekretnine
Ekle:	Maxxia
Soyad:	Nekretnine
Firma Adı:	Maxxia d.o.o.
Service Type:	Selling and renting
Web Sitesi:	<a href="https://www.maxxia.hr">https://www.maxxia.hr</a>
Ülke:	Croatia
Region:	Zadarska županija
City:	Zadar
Posta Kodu:	23000
Adres:	J. Jurja Strossmayera 1A
Mobile:	00385913399907
Phone:	00385913399907
Hakkımızda:	<p>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:</p> <ul style="list-style-type: none"><li>Real estate buying and selling</li><li>Pre-contract and purchase contract consulting</li><li>Verification and coordination of ownership and proprietary status</li><li>Real estate legal verification</li><li>Marketing elaboration and presentation of real</li><li>Expert assessment of real estate value</li><li>Legal services in cooperation with authorized law office</li><li>Official entries in land registry and cadastral records</li><li>Services of all other experts for purchase procedure</li><li>Real estate rental</li></ul>

Real estate maintenance

Reg No.: 100/2016

## Liste ayrıntıları

## Genel

Başlık:	Gornji Karin - kuća 280 m2 sa garažom i bazenom! PRILIKA! 350000€
Emlak:	Satılık
Ev tipi:	bağımsız
Metre Kare:	280 m <sup>2</sup>
Arsa Ölçüsü:	506 m <sup>2</sup>
Yatak Odaları:	9
Banyolar:	4
Fiyat:	350,000.00 €
Gönderildi:	03.08.2024

## Durum

Koşul:	Yeni uyarlanmış
--------	-----------------

## Konum

Ülke:	Croatia
Eyalet / Bölge / İl:	Zadarska županija
Şehir:	Obrovac
Şehir alanı:	Gornji Karin
Poštanski broj:	23450

## İzinler

İnşaat ruhsatı:	evet
Sahiplik belgesi:	evet

## Ek Bilgi

Altyapı:	Klima
Enerji verimliliği:	B



## Park

Garaj:	evet
Otopark sayısı:	5

## Tanım

Ek bilgi:	Gornji Karin MAXXIA predstavlja kompletno novouređenu kuću sa bazenom smještenu na zemljištu površine 506 m2 sa izuzetnim pogledom na more! Vrlo
-----------	--

kvalitetna gradnja, stiropor izolacija (10 cm), prostrani grijani bazen, garaža (21 m<sup>2</sup>), više parkirnih mjesta, centralno grijanje na drva, klimatizirano! Energetski certifikat B razine. Kompletno renovirana 2018. godine. Kuća se sastoji od prizemlja, prvog i drugog kata. U prizemlju se nalazi 2 spremišta i garaža (21 m<sup>2</sup>). Prvi kat se sastoji od jednog 3.5 sobnog apartmana i jednog studio apartmana (sa vlastitom natkrivenom terasom). 3.5 sobni apartman: - kuhinja sa blagovaonicom i dnevnim boravkom (open-space koncept), - 3 velike spavaće sobe, - kupaoonica sa toaletom, - terasa duž etaže sa pogledom na more. Drugi kat se sastoji od jednog 1.5 sobnog apartmana i jednog 2.5 sobnog apartmana (sa vlastitom odvojenom natkrivenom terasom sa pogledom na more) i terasom duž etaže. Apartmani na drugom katu su koncipirani da se mogu koristiti i kao veliki 4.5 sobni apartman. Izuzetno kvalitetna i dobro opremljena nekretnina sa uhodanom turističkom djelatnošću (4 zvjezdice). 600 m od mora i plaže, vrlo mirno okruženje u zelenilu! MAXXIA preporučuje. Sve dodatne informacije na upit! OBILAZAK NEKRETNINE 7/7 DANA PO PRETHODNOM DOGOVORU! Gornji Karin MAXXIA presents a completely newly renovated house with a swimming pool located on a plot of land of 506 m<sup>2</sup> with an exceptional view of the sea! Very high-quality construction, styrofoam insulation (10 cm), spacious heated pool, garage (21 m<sup>2</sup>), several parking spaces, wood-fired central heating, air conditioning! Level B energy certificate. Completely renovated in 2018. The house consists of ground floor, first and second floor. On the ground floor there are 2 storage rooms and a garage (21 m<sup>2</sup>). The first floor consists of one 3.5 room apartment and one studio apartment (with its own covered terrace). 3.5 room apartment: - kitchen with dining room and living room (open-space concept), - 3 large bedrooms, - bathroom with a toilet, - terrace along the floor with a view of the sea. The second floor consists of one 1.5 room apartment and one 2.5 room apartment (with its own separate covered terrace overlooking the sea) and a terrace along the floor. The apartments on the second floor are designed to also be used as a large 4.5 room apartment. Extremely high-quality and well-equipped real estate with well-established tourist activities (4 stars). 600 m from the sea and the beach, very quiet environment in the greenery! MAXXIA recommends. All additional information on request! TOUR OF THE PROPERTY INSURED 7/7 DAYS BY PRIOR ARRANGEMENT! Gornji Karin MAXXIA präsentiert ein komplett neu renoviertes Haus mit Swimmingpool auf einem Grundstück von 506 m<sup>2</sup> mit außergewöhnlichem Blick auf das Meer! Sehr hochwertige Konstruktion, Styropor-Isolierung (10 cm), großzügiger beheizter Pool, Garage (21 m<sup>2</sup>), mehrere Parkplätze, Holzzentralheizung, Klimaanlage! Energieausweis der Stufe B. Komplett renoviert im Jahr 2018. Das Haus besteht aus Erdgeschoss, erstem und zweitem Stock. Im Erdgeschoss befinden sich 2 Abstellräume und eine Garage (21 m<sup>2</sup>). Der erste Stock besteht aus einer 3,5-Zimmer-Wohnung und einem Studio-Apartment (mit eigener überdachter Terrasse). 3,5-Zimmer-Wohnung: - Küche mit Esszimmer und Wohnzimmer (Open-Space-Konzept), - 3 große Schlafzimmer, - Badezimmer mit Toilette, - Terrasse entlang der Etage mit Blick auf das Meer. Der zweite Stock besteht aus einer 1,5-Zimmer-Wohnung und eine 2,5-Zimmer-Wohnung (mit eigener, separater überdachter Terrasse mit Meerblick)

und eine Terrasse entlang des Bodens. Die Wohnungen im zweiten Stock sind so konzipiert, dass sie auch als große 4,5-Zimmer-Wohnung genutzt werden können. Äußerst hochwertige und gut ausgestattete Immobilien mit gut etablierten touristischen Aktivitäten (4 Sterne). 600 m vom Meer und Strand entfernt, sehr ruhige Umgebung im Grünen! MAXXIA empfiehlt. Alle weiteren 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: K-4369-006 Energetska klasa: B

## Ek iletişim bilgileri

İç referans numarası: 631022  
Agency ref id: K-4369-006  
İrtibat telefonu: +385 (91) 606-0516