





Code :	NAF2521
Location :	Novi Vinodolski
Building size :	91 m2
Lot size :	0 m2
Distance from sea :	100 m
Number of rooms :	2
Year of built :	2004
Heating :	air conditioning
Energy efficiency :	processing

Price :	320.000 €

Makler-Courtage von 3% zzgl. den gesetzlichen Mwst ist bei Vertragsabschluss fällig.

Exclusive Ground Floor Apartment with Garden and Pool

This apartment is located in a small residential building with only four units, ensuring peace, privacy, and an exclusive living environment.

Situated on the ground floor, the apartment includes a private section of the garden for the exclusive use of its owners. The layout comprises an entrance area, hallway, guest toilet, kitchen, dining area, and an open-plan living room, as well as two bedrooms, a covered terrace, and a storage room measuring 4.40 m².

The net living area is 70.33 m². In addition, the apartment benefits from a covered terrace of 9.78 m², an entrance area of 7.14 m², and the storage room. The total gross area therefore amounts to 91.67 m².

A swimming pool is located within the shared grounds and is available for use by all residents of the building.

The apartment is being sold fully furnished and equipped. Heating and cooling are provided by air-conditioning units.

A particular advantage of this property is its excellent location: the sea is only 100 metres away.

MEDIA CONCEPT d.o.o.
Zvančići 54 E, 51211 Matulji
Web: www.kroatien-exklusivimmobilien.com
Mail: info@media-concept.hr
Tel: +385 51 711 499 Mob: +385 91 22 31 194