New development
Crikvenica, Kvarner

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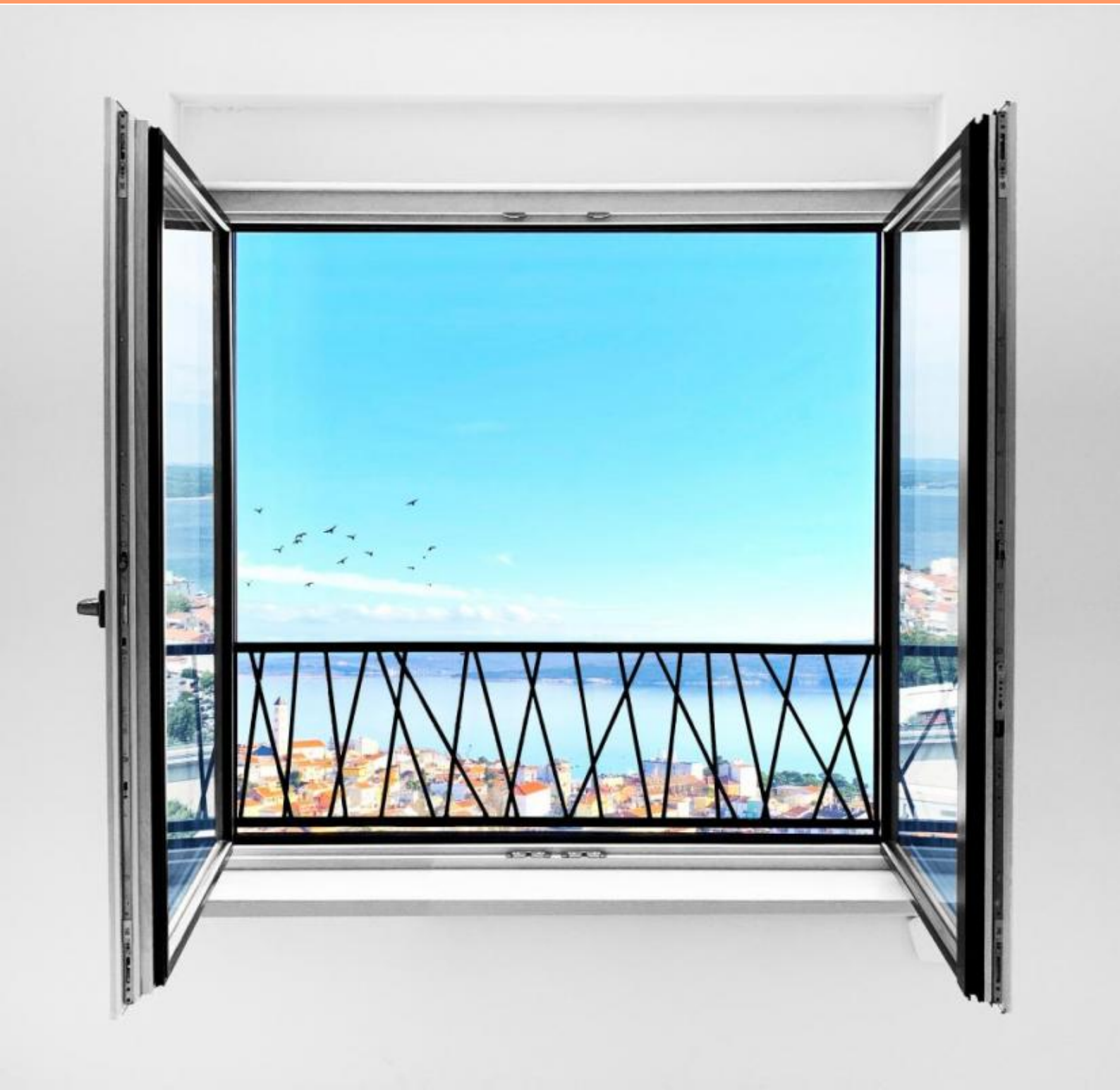
Real Estate in Croatia



Ref	RE-AB-N-Kr
Type	New development

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Region	Kvarner › Crikvenica
Location	Crikvenica
Front line	No
Sea view	Yes
Distance to sea	400 m
Floorspace	70 sqm
Plot size	134 sqm
No. of bedrooms	2
No. of bathrooms	1
Price	€ 248 000

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Boutique complex of 8 luxury apartments in Crikvenica with panoramic sea view, swimming pool, sunbathing terrace, garages elevator!
Each apartment has storage space and allocated garage place which can be bought. Ground floor apartments have gardens.

There are three types of apartment: two bedroom, three bedroom and penthouse. Garage and storage space are included in the price of each apartment.

Price list:

Groundfloor app 1: 69 sq.m. + garden 134 sq.m. = **248 000 eur + 19 500 eur for garden + 28500 eur for garage place.**
~~Groundfloor app 2: 85 sq.m. + garden = **259 311 eur + 8 800 eur for garden**~~
~~First floor app 3: 70 sqm (15 sq.m. terrace) = **222 000 eur**~~
~~First floor app 4: 93 sqm (13 sqm terrace) =220 000 eur sold~~
~~Second floor app 5: 71 sqm (15 sqm terrace) = 172 000 eur sold~~
~~Second floor app 6: sold~~
~~Third floor app 7: 71 sqm (+ 66 sqm roof terrace) = **213 870 eur for apartment**~~
~~Third floor app 6: 87 sqm (+83 sqm roof terrace) = 228 000 eur for apartment + 25 000 eur for roof terrace sold~~

Garage place - 28 500 eur

Only the highest quality materials are installed:

- The flooring in the bedrooms and living rooms is made of oak wood.
- Ceramics are Italian first-class large format ceramics, sometimes with relief.
- Bathroom accessories: faucets and shower are GROHE. toilet, sink and cistern are Villeroy-Boch.
- The boilers are Ariston, slim line.
- Windows and glass walls are high quality products, wood is made from the inside and aluminum is made from the outside. electrical equipment is Panasonic, satellite television is also installed.
- The air conditioning system is BERGEN.
- The interior room door is made by LIP BLED manufacturers, with Arctic oak pattern.
- The bathrooms have underfloor heating.
- The burglar-proof apartment door is DIERRE Italian bred. At the top of the building there is a large private terrace where water and electricity are installed, and a jacuzzi, barbecue and summer kitchen can be installed too.
- The roof terrace can be bought by two apartments and then divided by half, or completely belonging to only one apartment. Each apartment has a large terrace where there can be a dining table and sun loungers.

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2023

Overall additional expenses borne by the Buyer of real estate in Croatia are around 7% of property cost in total, which includes: property transfer tax (3% of property value), agency/brokerage commission (3%+VAT on commission), advocate fee (cca 1%), notary fee, court registration fee and official certified translation expenses. Agency/brokerage agreement is signed prior to visiting properties.

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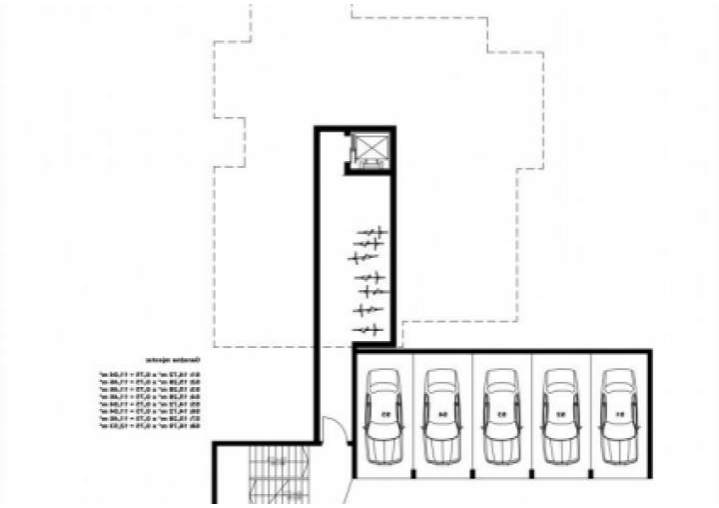

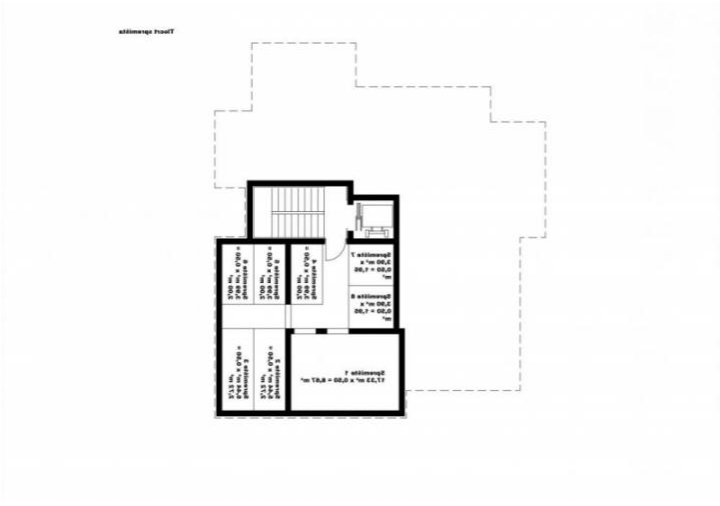

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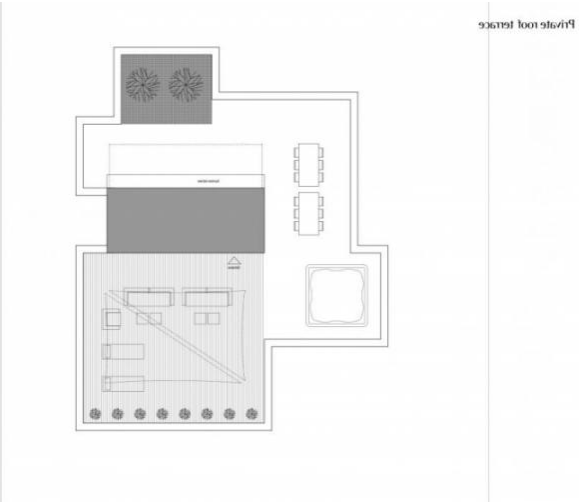

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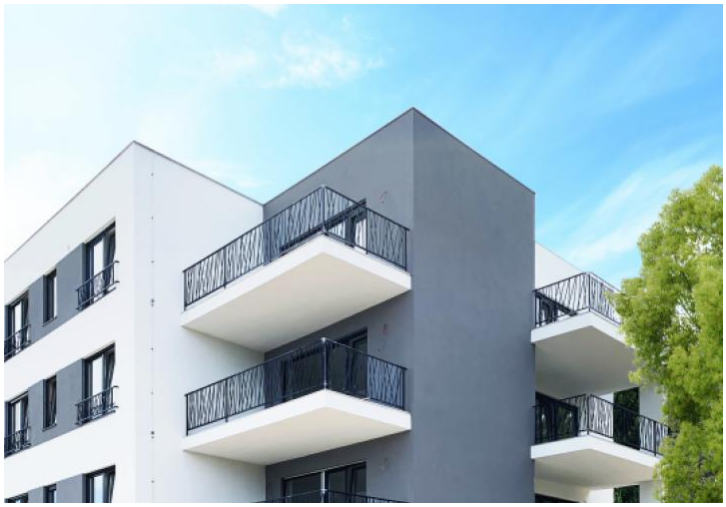

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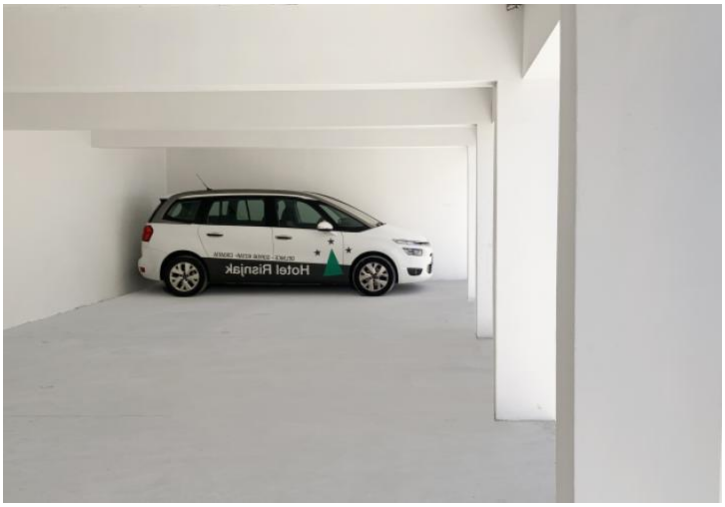

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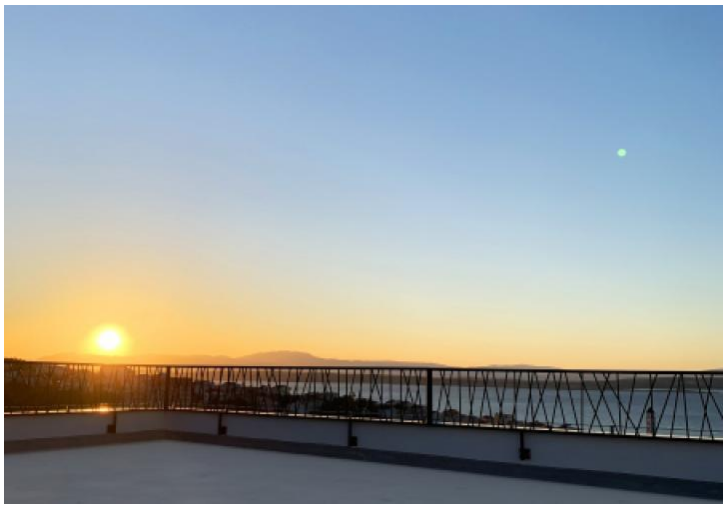

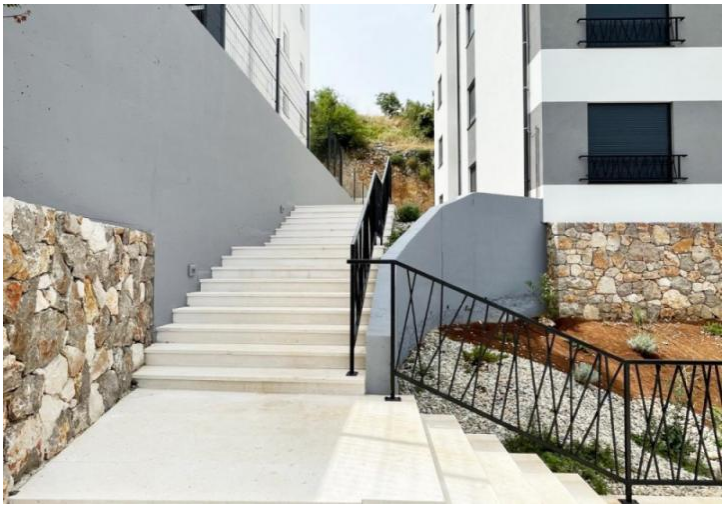

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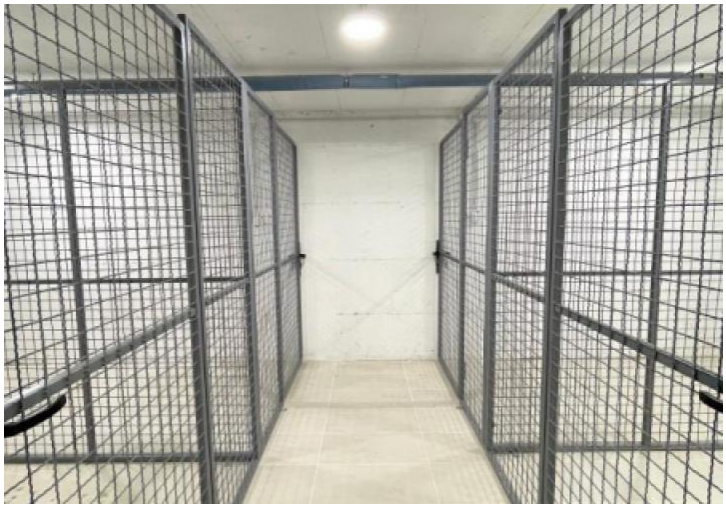

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