

# Apartment

## Zadar, Dalmatia



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<b>Ref</b>	RE-LB-IRO2478
<b>Type</b>	Apartment
<b>Region</b>	Dalmatia › Zadar
<b>Location</b>	Zadar
<b>Front line</b>	No
<b>Sea view</b>	Yes
<b>Distance to sea</b>	170 m
<b>Floorspace</b>	134 sqm
<b>No. of bedrooms</b>	2
<b>No. of bathrooms</b>	2
<b>Price</b>	€ 800 000

Exclusive penthouse with private rooftop terrace and private swimming pool in Zadar area!

This elegant penthouse for sale is located on the second floor of a modern residential building with just six exclusive units, situated in a peaceful setting only 170 meters from the sea and beach. Its prime location ensures easy access to all essential amenities, providing exceptional comfort and convenience for year-round living on the Adriatic coast.

Spanning 134 m<sup>2</sup> of net living area, the apartment includes 84.73 m<sup>2</sup> of beautifully designed interior space. The layout features a spacious entrance and hallway, a contemporary open-concept kitchen and living room, two comfortable bedrooms, and two luxurious bathrooms, creating a perfect blend of functionality and style.

One of the standout features of this luxury Croatian property is its expansive outdoor living areas. In addition to a covered terrace, the apartment boasts a spectacular private rooftop terrace of 100 m<sup>2</sup> with breathtaking panoramic sea views.

This space includes a 20 m<sup>2</sup> private pool, a toilet, a pool equipment room, and utility connections for water and electricity—ideal for installing a summer kitchen and an outdoor shower. It's the perfect place to relax or entertain while enjoying the Mediterranean climate.

The property includes two private parking spaces and is offered fully furnished with top-quality furniture and appliances, allowing for immediate move-in or rental income potential. Designed with a modern aesthetic, the apartment is bright, airy, and built to the highest standards, offering underfloor heating in the kitchen, living room, hallway, and bathrooms, as well as three air conditioning units for optimal comfort throughout the year.

High-end finishes include aluminum sliding glass walls with electric roller shutters, PVC windows with manual shutters, and integrated insect screens on all windows and doors. Every detail has been thoughtfully considered to enhance the quality of life.

This luxurious penthouse with sea view in Croatia represents a rare opportunity to own a premium coastal property that combines modern living, privacy, and stunning views—ideal as a permanent residence, vacation home, or investment.

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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Price per m<sup>2</sup>:  
5970 €

Average price/m<sup>2</sup> of this type  
in this region:  
4738 €

Median price/m<sup>2</sup> of this type  
in this region:  
4480 €

Average price/m<sup>2</sup> of this type  
in Croatia:  
4459 €

Median price/m<sup>2</sup> of this type  
in Croatia:  
4124 €

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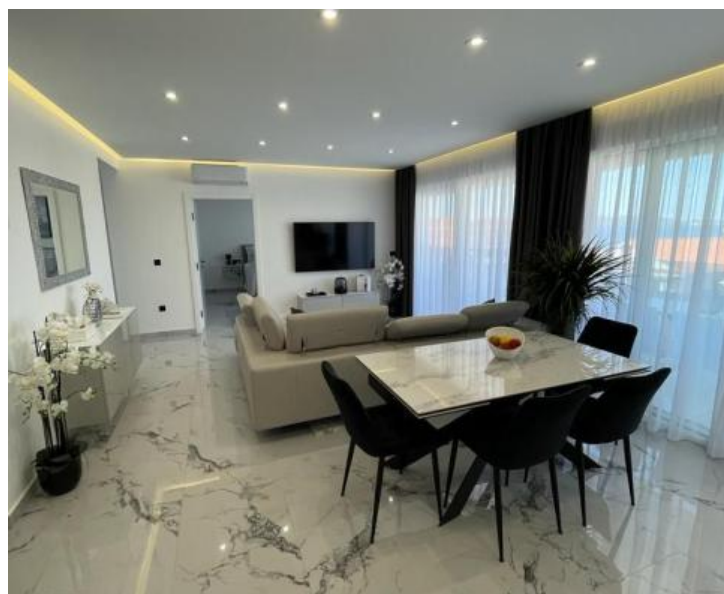
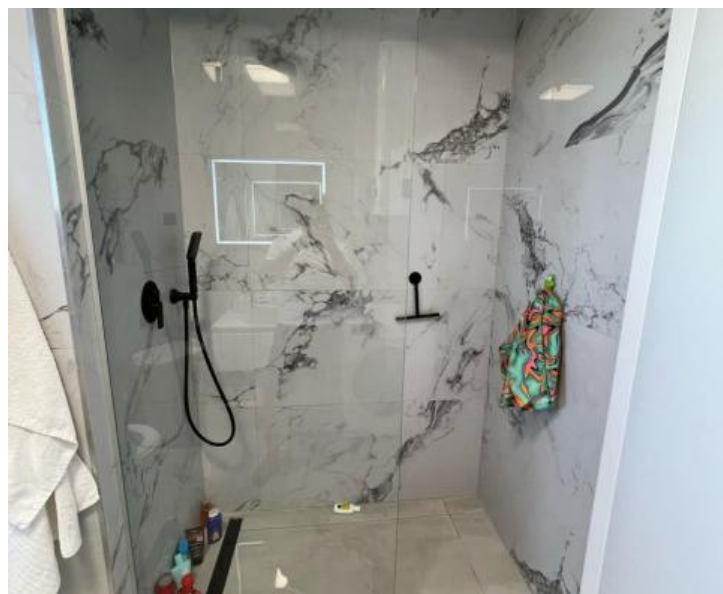


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