

# Apartment

## Krk, Kvarner



<b>Ref</b>	RE-U-30311
<b>Type</b>	Apartment
<b>Region</b>	Kvarner > Island Krk
<b>Location</b>	Krk
<b>Front line</b>	No
<b>Sea view</b>	Yes
<b>Distance to sea</b>	300 m
<b>Floorspace</b>	90 sqm
<b>No. of bedrooms</b>	3

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**No. of bathrooms**

1

**Price**

€ 700 000

Discounted! Price fell from 680 000 eur!

This newly built three-story apartment is located in a prime area of Krk, just 300 meters from the sea. Situated in a small building with only four residential units, the property comes with a private garage, an electric vehicle charging station, and an additional outdoor parking space.

The apartment spans three floors, offering a total living area of approximately 90 m<sup>2</sup>. The ground floor features an entrance, a guest toilet, a kitchen and living room with plenty of natural light, and access to a covered terrace. On the first floor, there are two spacious bedrooms, a bathroom, and a balcony. The second floor contains a gallery space with a bathroom and access to a rooftop terrace with stunning views.

Built with high-quality materials, the apartment is equipped with modern amenities, including underfloor heating, air conditioning, and a smart home system that allows for easy remote control.

This property presents a fantastic opportunity for those looking for a comfortable and contemporary living space near the center of Krk, with easy access to the sea and nearby amenities.

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.

### **Property advantages:**

- Roof terrace
- Garage
- Floor heating
- Urbanized
- Modern

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Price per m<sup>2</sup>:  
7.778 €

Average price/m<sup>2</sup> of this type  
in this region:  
4.446 €

Median price/m<sup>2</sup> of this type  
in this region:  
4.141 €

Average price/m<sup>2</sup> of this type  
in Croatia:  
4.594 €

Median price/m<sup>2</sup> of this type  
in Croatia:  
4.219 €

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