

BEATUM d.o.o.

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Code :	03381
Location :	Novigrad
Building size :	70 m ²
Lot size :	0 m ²
Distance from center :	900 m
Distance from sea :	700 m
Floor :	1
Number of floors :	0
Number of bedrooms :	2
Number of bathrooms :	1
Year of construction :	2027
Energy efficiency :	A
Sea View :	Yes
Parking lot :	Yes
Electricity :	Yes
Connected to the city water supply :	Yes
Air conditioning :	Yes
Balcony :	Yes

Price : 300.000 €

EXCLUSIVE APARTMENT IN NEW BUILDING, NOVIGRAD – Apartment A4 on the 1st floor with sea view

For sale is a duplex oriented apartment on the first floor of a top new building with only 4 residential units. The location is ideal – only 700 meters from the sea and well-maintained beaches, close to all amenities needed for a comfortable life or vacation in Novigrad.

- Price: EUR 300,000 (VAT included in the price, the buyer does not pay 3% real estate tax)

- Net area: 70.50 m²

- Planned move-in date: December 2027

Room layout (net area):

1. Hallway: 8.10 m²

2. Bathroom: 5.00 m²

3. Bedroom 1: 12.50 m²

4. Bedroom 2: 11.10 m²

5. Living room, dining room and kitchen (open space): 27.50 m²

6. Covered terrace: 12.60 m² (calculated 6.30 m²) with a beautiful sea view

Additional amenities:

- Private parking space owned by the tenant

- Top quality construction with an emphasis on modern aesthetics and energy efficiency