

# Flat Kožino, Zadar - Okolica, 159,20m<sup>2</sup>

**ID CODE:** DA1896

**Real estate:** Flat

**Offer type:** For sale

**Location:** Zadar County, Zadar - Okolica, Kožino

**Price:** 562,000 €

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## **Description:**

### SALE OF LUXURY APARTMENT S1

The D villa consists of a total of four units: an apartment with a private pool on the ground floor, two residential units on the 1st floor and a penthouse unit on the 2nd floor.

Main characteristics of the apartment:

A spacious living room, kitchen and dining room that create an open and modern space for enjoying and spending time with family and friends.

Three spacious bedrooms (9.45 m<sup>2</sup> + 9.90 m<sup>2</sup> + 11.55 m<sup>2</sup>) provide enough space for comfortable sleep and relaxation.

Two bathrooms and a toilet that is elegantly designed and equipped with top-quality sanitary devices to provide the ultimate experience of daily hygiene maintenance.

A practical laundry room that allows easy maintenance of cleanliness and orderliness.

Two covered terraces ideal for relaxing outdoors, enjoying your morning coffee, or organizing unforgettable gatherings, a covered garden (33.20 m<sup>2</sup> + 1.75 m<sup>2</sup>) and an uncovered garden (38 m<sup>2</sup>).

A private pool that will refresh you and provide top entertainment on hot summer days.

Two parking spaces are provided for you and your guests so that you always have a safe place to park.

Additional storage room on the ground floor for storing your personal belongings and equipment.

This property is a real oasis of peace and comfort, perfect for those looking for a high-end home or investment. It is located in a prestigious neighborhood and is surrounded by beautiful nature and all necessary facilities in the immediate vicinity.

During construction, high quality standards are respected with top-quality equipment such as heat pumps for cooling and heating, underfloor heating in all rooms, three-layer aluminum carpentry, thermal facade, blinds with electric lifters, burglar-proof doors, ceramics and 1st-class parquet, the possibility of choosing equipment and materials in agreement with the investor and many other details. The expected energy certificate is A. The investor is a company with proven quality in the construction sector.

Ownership is neat 1/1, with no encumbrances

Construction deadline: 02/24

Do not miss the opportunity to view this beautiful apartment! Contact us as soon as possible to organize a viewing.

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**Square size:** 134 m<sup>2</sup>

**Floor:** Ground floor

**Total floors:** 2

**Total rooms:** 4

**Bedrooms:** 3

**Bathrooms:** 2

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**Water:** Yes

**Electricity:** Yes

**Terrace:** Yes

**Sea views:** Yes

**Municipal water supply:** Yes

**Equipment:** unfurnished

**Parking places:** 2

**Building permit:** Yes

**Permission to place:** Yes

**Title deed:** Yes

**Gardens:** Yes

**Garden area:** 38 m<sup>2</sup>

**Park:** Yes

**Sports Center:** Yes

**Post:** Yes

**Kindergarten:** Yes

**School:** Yes

**Public transport:** Yes

**Cinema:** Yes

**Distance from the sea:** 250 m

**Bus line:** Yes

**Fitness:** Yes

**Playground:** Yes

**Flask:** Yes

**Markets:** Yes

**Near to the sea:** Yes

**Swimming pool:** Yes

**New construction:** Yes





