



Otok Krk, Krk, prekrasan trosoban stan s pogledom na more NKP 77 m2 i vrtom

Croatia, Islands of the Adriatic sea

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|------------------------|------------------|
| Price: | € 390 000 |
| Object type | Apartment |
| Market | New building |
| Bedrooms | 2 |
| Number of rooms | 2 |
| Area | 77 m2 |
| Category | For sale |



Island of Krk, City of Krk, beautiful three-room apartment with garden and sea view NKP 77 m2 with garden of 100 m2.

The apartment is located on the ground floor of the building. You enter the corridor from which you can access another corridor, the toilet and the living room, kitchen and dining area.

The area of the living room, kitchen and dining room has sliding rock on the southeast and northeast facades across

which accesses the outdoor terrace.

The bathroom, storage room and two rooms are accessed from the second corridor. Both rooms have a northeast window

facades.

The building was designed as a freestanding building, and consists of four residential units.

A road runs along the north-western side of the plot, to which it is connected by pedestrian and vehicular access.

The expected energy class is A+

All rooms have adequate thermal and waterproofing, as well as noise insulation.

The building is also designed to be energy efficient.



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+ 37129642499

The exterior joinery is PVC with low-E double IZO glasses and a broken thermal bridge.

External protection from the sun is performed by installing aluminum blinds with electric lifters.

The entrance door is anti-burglary.

Both apartments have a three-sided orientation (east - south - west) and a view towards the sea (south side), as well as an exit to the balcony

/ terrace.

The balcony railings are transparent, made of tempered glass.

The floor covering in the apartments is high-quality ceramic.

The sanitary equipment is manufactured by Grohe and/or equivalent.

Each apartment will have a separate electricity and water consumption meter.

Vehicle parking is possible on outdoor parking areas, each apartment has two uncovered parking spaces places.

The undeveloped part of the exterior of the building will be decorated with vegetation characteristic of the climate.

All exterior accessible floor surfaces will be paved.

The road surface and the parking area will be concreted.

The apartment on the ground floor has its own storage room and has the use of approx. 100 m2 of shared garden.

For this apartment, there is the possibility of building a swimming pool by agreement, with additional charge.

The apartment has an unobstructed beautiful view of the sea.

The building is in an excellent location in a quiet, dead-end street.

The nearest pebble beach, Plav, is connected by an asphalted road and accessible by car, bicycle or on foot
food, drink, toilet and shower are also provided.

All necessary facilities are available in Krk.

The city of Krk is well connected by ferry and bus traffic.

The nearest airport is in Rijeka, 50 km away.

Contacts:

Alina Merca

GSM: + 37129642499

(Viber, WatsApp)

E-mail: alina@mgroup.lv