



**Zagreb, Petrova, NEWCONSTRUCTION**  
 Beautiful three-room apartment with  
 garden and parking NKP 83.4...

*Croatia, Zagreb*

<b>Price:</b>	<b>€ 533 760</b>
<b>Object type</b>	Apartment
<b>Market</b>	New building
<b>Year built</b>	2024
<b>Bedrooms</b>	2
<b>Number of rooms</b>	2
<b>Area</b>	83 m2
<b>Category</b>	For sale



Apartment A - three-room apartment on the ground floor of the NKP, 83.40 m2

It consists of a living room, kitchen, dining room, hallway, bathroom, toilet and two bedrooms with a total closed area of 65.26 m2.

The apartment has a garden with a total area of 36.53 m2 (NKP 7.31 m2), a storage room with an area of 4.51 m2 (NKP 2.26 m2), and a parking space in the garage with an area of 17.16 m2 (NKP 8.58 m2).

Project - building in an attractive location in Maksimir

A total of 6 apartments distributed over 4 floors

**CONSTRUCTION**

- basic reinforced concrete slabs
- bearing reinforced concrete walls
- reinforced concrete monolithic mezzanine slabs 18 cm and 20 cm thick
- other dividing walls made of poroblok bricks with a thickness of 20 and 25 cm
- clear floor height (height from finished floor to ceiling) is 270 cm
- the ceilings of the apartments are made in smooth formwork, and are smoothed and painted with



ID: HR-191-149002  
WWW.MERCURYESTATE.COM  
TEL./VIBER/WHATSAPP:  
+ 37129642499

semi-dispersive paint

- internal reinforced concrete walls and brick walls in sanitary facilities are plastered with lime-cement plaster, in other rooms with gypsum-lime plaster
- partition walls of bathrooms and toilets made of partition bricks, other partition walls of the rooms in the apartment made of plasterboard (two plasterboard panels on both sides on a substructure made of aluminum profiles with complete mineral wool filling - results in increased sound insulation)

FACADE

- Self-ventilating facade with stone wool as thermal insulation and decorative stone on the facade.

EXTERNAL CARPENTRY

- Ryenares aluminum joinery - motorized

PARKING PLACES, GARAGES AND STORAGE SPACE

- each apartment has a storage room in the basement of the building
- each apartment has 1 parking space in the building's garage

EQUIPMENT OF THE APARTMENT

FLOORS

- Italian premium parquet in living rooms, lounges and bedrooms
- Italian ceramic tiles of premium quality and large format in sanitary rooms, kitchens and balconies

WALLS

- Premium quality Italian ceramic tiles in the sanitary facilities up to the ceiling
- walls painted with white semi-dispersed white paint in other areas

BATHROOMS AND TOILET

- all sanitary equipment is of high quality by world-famous manufacturers Laufen and Hansgrohe
- console-type toilet bowls, with a slow-lowering board
- built-in cisterns are installed in all sanitary rooms, which are characterized by silence, hygiene and long-term reliability, with a button for two-volume flushing as the only visible element

ELECTRICAL INSTALLATIONS

- the electric meters of the apartments are located in the corridors of each floor
- video intercom in color
- electrical equipment is of high quality from well-known manufacturers
- telephone and TV sockets are provided in all rooms

HEATING AND HOT WATER

- heating and preparation of hot water via heat pumps



ID: HR-191-149002  
WWW.MERCURYESTATE.COM  
TEL./VIBER/WHATSAPP:  
+ 37129642499

- floor heating installations are made with PEX pipes

- air conditioners with the possibility of heating and cooling the room (possibility of remote control via WiFi module)

We are at your disposal for all questions.

**Contacts:**

**Alina Merca**

**GSM:** + 37129642499

(Viber, WhatsApp)

**E-mail:** alina@mgroup.lv