



**Zagreb, Gornji Bukovac, NEW BUILDING, two-room apartment NKP 91,06 m2**

*Croatia, Zagreb*

<b>Price:</b>	<b>€ 391 558</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>	91 m2
<b>Category</b>	For sale



Zagreb, Gornji Bukovac, three-room apartment (C1-b) on the ground floor of a luxury villa NKP 91.06 m2. It consists of an entrance hall, a living room with a kitchen and a dining room, two bedrooms, a bathroom, a terrace and a garden.

An underground garage for tenants has been designed under the villa, which has direct access by elevator from the apartments

Parking spaces with preparation for charging electric cars connected directly to their own electricity meter.

The purchase of a garage parking space is mandatory.

Garage parking space: 25,000.00 euros

The completion of construction is scheduled for September 2025.

The modern project of the highest level of quality offers luxury and adaptable housing solutions. Spacious apartments of modern design with access from two different streets are positioned in the south and thus have a unique position for all sun lovers and plenty of daylight.

Luxury equipment and high-quality first-class materials are the leading factors that influence the overall quality of the project. Anti-seismic reinforced concrete construction, underfloor heating with a heat pump with smart probes, separate cooling system with wifi controllers in every room of the house, burglar-proof and fire-proof doors, aluminum joinery with thermal coefficients for A certificate, thermal and sound insulation with optimal protection from external influences and satisfied modern standards of energy efficiency, tall bright openings with internal room doors 240 cm high, luxurious first-class tiles and sanitary ware from renowned Italian names



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and manufacturers. All criteria of durability, longevity, safety, comfort and aesthetics are met.

A+ grade

- Anti-earthquake reinforced concrete construction
- Ceiling height 2.90 cm
- Heat pump with smart probes
- Floor heating
- Separate cooling system with Wi-Fi control in each room
- Noiseless internal and external aluminum joinery
- Superior windows Alumil S77 Supreme and Alumil S560 robust sliding system
- Luxury first-class tiles and sanitary ware from renowned Italian names and manufacturers
- Burglary and fire doors
- Thermal and sound insulation with optimal protection from external influences and meeting modern energy efficiency standards
- Underground garage with direct elevator access from the apartments

I am available for any additional questions.

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