

ISTRIA ADRIA

Pot za Brdom 102, 1000 Ljubljana

e-mail: info@istria-adria.com

web: istria-adria.com

info: +386 59 200 071



Code :	15478
Location :	Rijeka
Building size :	103 m2
Lot size :	150 m2
Garden size :	0.00 m2
Floor :	Ground floor
Number of floors :	2
Number of bedrooms :	3
Number of rooms :	4
Number of bathrooms :	2
Seaview :	Yes
Air conditioning :	Yes
Energy efficiency :	A
Year of construction :	2026

Price : 525.000 €

A spacious ground-floor apartment with a net living area of 79.45 m² is available, featuring a 23.83 m² covered terrace, a private garden of approximately 150 m², two parking spaces, and an open view. The apartment comprises a bright open-plan living room with a kitchen and dining area, three bedrooms, and two bathrooms.

The building consists of 16 apartments of various sizes and layouts, distinguished by its modern architecture, high-quality construction, and peaceful location close to all essential amenities, including schools, kindergartens, shops, and public transport.

The apartment will feature underfloor gas heating throughout, while air conditioning units will be installed in the living room and all bedrooms for maximum comfort. High-quality ceramic tiles and sanitary ware from renowned manufacturers are planned, along with carefully selected materials that ensure durability and a high standard of living.

Expected completion and move-in: Spring 2027.

The property is subject to VAT, meaning the buyer is exempt from paying the 3% real estate transfer tax, representing a significant financial advantage.

ISTRIA ADRIA

Pot za Brdom 102, 1000 Ljubljana

e-mail: info@istria-adria.com

web: istria-adria.com

info: +386 59 200 071