



## For Sale, Lapad – Attractive Apartment Near the Sea, 95.16m<sup>2</sup>



### Ügynök információ

Név:	ArKadia
Cégnév:	
Ország:	United Kingdom
Telefon:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Hirdetés részletei

Ingatlan:	Eladó
Ár:	USD 880,116.07

### Elhelyezkedés

Ország:	Croatia
Állam/Régió/Tartomány:	Dubrovačko-Neretvanska Županija
Város:	Dubrovnik
Irányítószám:	20000
Feladta:	2026. 03. 27.

### Leírás:

www.biliskov.com ID 15105 Lapad – Attractive Apartment

A beautiful, spacious three-room apartment of 95.16m<sup>2</sup> on the 1st floor of a newly constructed building. The building has an elevator. The well-utilized space consists of a hallway, a living room integrated with the kitchen and dining area (36m<sup>2</sup>), two bedrooms, two bathrooms (one of which is an "en suite" connected to the master bedroom), a guest WC, a walk-in closet, and a large terrace of 20m<sup>2</sup>.

The ceiling height ranges from 2.90 to 3.10m, enhancing the apartment's volume, airiness, and natural light. Large glass walls enclose the living room towards the terrace, offering a stunning view of the rooftops and surroundings.

The apartment is equipped with high-quality features: triple-glazed glass with argon, Schuco aluminum frames. Window blinds (shutters) are aluminum. The windows are Salamander original double-glazed with plastic on the interior. Interior doors are 2.30m high.

The entrance door is fireproof and burglar-resistant. The bathrooms feature underfloor heating, top-quality sanitary ware, and ceramics. Each apartment is heated and cooled with Mitsubishi inverter air conditioning, with each room having its own unit. The staircase is finished with marble.

The OTIS elevator accommodates 8 people (shaft dimensions: 160x210 cm). The stair railing is galvanized metal with longitudinal aluminum profiles. Every detail has been meticulously designed to perfection.

The building is constructed according to the highest earthquake-resistant standards, incorporating 120 tons of iron, rated for up to a 9-magnitude earthquake on the Richter scale.

The location is excellent, situated in a quiet street close to essential infrastructure for daily life: shops,



restaurants, pharmacies, a market, a promenade, the coast, beaches, a school, a kindergarten, and a university. The bus stop is a 5-minute walk away.

Energy Certificate: A+ Orientation: West, North-South Price: €681,000 A garage parking space is also available for an additional €30,000 (optional).

Agency fee: 2% + VAT on the final sale price

Állapot: Új  
Built: 2025

## Gyakori

Fürdőszobák: 1  
Kész négyzetméter: 95.56 nm

## Room details

Total rooms: 2

## Building details

Parking: Yes

## Lease terms

Date Available:

## További információ

Weboldal URL: [http://www.arkadia.com/JXYQ-T4764/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/JXYQ-T4764/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

IMLIX ID: 15105

