LEONES REAL ESTATE
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Code :	00388
Location :	Novigrad
Building size :	110 m2
Garden size :	122.00 m2
Distance from center :	950 m
Distance from sea :	850 m
Floor :	Ground floor
Number of floors :	2
Number of bedrooms :	2
Number of rooms :	3
Number of bathrooms :	2
Seaview :	Yes
Attractive location :	Yes
Arranged environment :	Yes
Conducted water :	Yes
Conducted current :	Yes
Sewerage :	Yes
Asphalted :	Yes
Parking :	Yes
Elevator :	Yes
Air conditioning :	Yes
Underfloor heating :	Yes
Fireplace :	Yes
Terrace :	Yes
Security door :	Yes
Aluminum carpentry :	Yes
Year of construction :	2025
Condition :	New construction
Energy efficiency :	A+

Price : 563.760 €

Luxurious apartment on the ground floor with a garden and sea view in Novigrad

A luxurious apartment on the ground floor with a garden and a view of the sea in Novigrad is for sale.

The apartment has a total of 110 m2, of which the net square footage of the apartment is 81.80 m2 without added coefficients. The apartment also has a garden of 122 m2, one covered parking space of 12.50 m2 and a storage room in the basement of the building of 5.10 m2.

It is a new quality construction only 850m from the sea and 950m

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from the city center.

The building, which will have 8 apartments, will be equipped with high-quality materials.
All apartments will be equipped with premium Italian LEA Nextone Ceramiche ceramics and oak parquet, Country class.

Catalano Italy 52 toilet bowls with soft close system, Inda Village sink with Paffoni Light basin mixer, Paffoni Light shower mixer with rain effect and handle and Novellini Kali 2P shower door are installed.

The windows and panoramic glazed walls will be made of high-quality PVC/ALU profiles, glazed with double IZO glass, with aluminum shutters with electric motor drive.

Garages and parking spaces will have a main entrance ramp with a remote-controlled electric motor as well as preparation for chargers for electric vehicles, video surveillance and video intercom.

The buyer is exempt from paying real estate sales tax.

Completion of construction is scheduled for the spring of 2025.

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