



<b>Code :</b>	00345
<b>Location :</b>	Split
<b>Building area :</b>	37.26 m <sup>2</sup>
<b>Number of bedrooms :</b>	1
<b>Number of bathrooms :</b>	1
<b>Floor :</b>	1
<b>Orientation :</b>	South-East

**Price : 230.000 €**

**BUILDING**

<b>Number of rooms :</b>	2
<b>Energy class :</b>	in preparation
<b>Year of construction :</b>	2023
<b>Condition :</b>	Newly built

**AMENITIES**

<b>Number of parking spaces :</b>	1
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**HEATING & COOLING**

<b>Air conditioning :</b>	Yes
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**INFRASTRUCTURE**

<b>Electricity :</b>	Yes
<b>Water :</b>	Yes
<b>Sewerage :</b>	Yes

**DOCUMENTATION**

<b>Occupancy permit :</b>	Yes
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A new two-story apartment is for sale. The area of

the lower part of the apartment is 24.95 m<sup>2</sup>, while the upper part is 12.31 m<sup>2</sup>. In the lower part of the apartment there is a kitchen, a living room and a bathroom. A 4 m<sup>2</sup> staircase leads to the gallery where the bedroom is located. There is also a sliding rock from where there is a beautiful view of the sea. The view extends to the eastern part of the city and the Brač Canal.

Dear Buyers, property viewings are possible upon prior signing of a viewing record, which serves as the basis for any further steps related to the purchase process and for the calculation of the agency fee in accordance with applicable law. As an authorised real estate broker, EURO PARTNER d.o.o. charges the buyer a brokerage fee of 3% + VAT of the agreed purchase price upon conclusion of the preliminary agreement or sale contract.