

## Zagreb, Radnička - luksuzni penthouse s velikom terasom, Trnje, Flat



### Seller Info

Name: Agencija Angelus nekretnine  
First Name: Agencija  
Last Name: Angelus nekretnine  
Company Name: Angelus nekretnine d.o.o.  
Service Type: Selling and renting  
Website: <https://www.angelusnekretnine.hr>

Country: Croatia  
Region: Grad Zagreb  
City: Zagreb  
ZIP code: 10000

Address: Vlaška ulica 72  
Mobile: +385 91 482 6401  
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About us: Angelus nekretnine d.o.o. is a company founded by a team that has almost two decades of experience in mediating real estate from eminent world names in this industry such as KingSturge, Jones Lang LaSalle and Engel & Voelkers. Angelus real estate agency with offices in Zagreb and Split, mediates in real estate business on the territory of the entire Republic of Croatia.

Traditional values such as reliability and sense of responsibility are the foundation of our work. Both features are firmly rooted in the philosophy of our company.

Responsibility and respect for our clients, the endeavor to always meet customer expectations, and the personal discipline and motivation of each of our employees

contribute to the high quality of our brokerage service.

Our strength is based on continuous training of our employees, constant updating of information and continuous transfer of knowledge within our company. When you sell your home with us, we assure you that your real estate will be advertised and presented in the right way. And when you buy your dream home, we will work in the hope that your dreams will become reality. It is our passion to find a new home or business space for you. It is important for us to feel comfortable in your new space and to fully meet your needs. At all stages of the buying or leasing process we are always actively assisting you, we are present with you at all stages of negotiations until final realization.

Reliability, competence and above all discretion are for us the most important pillar of our business, which makes us successful. We are here for you, at your service!

#### BASIC INFORMATION

Company: Angelus nekretnine d.o.o.

Short name: Angelus nekretnine

Headquarters: Vlačka ulica 72

OIB: 09618765380

Place of registration to

Commercial court and number

of entry: Zagreb, 02755556

Bank and account number:  
HR5124020061100902550  
Base capital: 20.000 kn  
Board members: Anastazija  
Darijević

## Listing details

### Common

Title: Zagreb, Radnička - luksuzni penthouse s velikom terasom  
Property for: Sale  
Property area: 368 m<sup>2</sup>  
Floor: 5  
Number of Floors: 6  
Bedrooms: 3  
Bathrooms: 2  
Price: 1,900,000.00 €  
Updated: May 31, 2023

### Location

Country: Croatia  
State/Region/Province: Grad Zagreb  
City: Trnje

### Permits

Building permit: yes  
Ownership certificate: yes

### Additional information

Elevator: yes

### Heating

Central heating: yes

### Description

Description: LOCATION- Zagreb, Luxury modern penthouse NKP 276 m<sup>2</sup>, terrace 213 m<sup>2</sup>, total 490 m<sup>2</sup> is located in the western part of the city, Radnička street, Trnje. The apartment is located on the 5th floor of a residential building with 2 elevators (direct entrance from the garage to the apartment). Nearby is an elementary school, kindergarten, bus and train station, as well as all necessary facilities.  
DESCRIPTION - Modern luxury penthouse consists of a spacious living room (90 m<sup>2</sup>), dining room (54 m<sup>2</sup>) with access to the terrace and winter garden, kitchen, master bedroom with bathroom and walk-in wardrobe, smaller bedroom with bathroom, hallway and laundry rooms with toilet. . The elevator from the

apartment leads directly to the garage (3 parking spaces). Foundations: reinforced concrete Bearing structure: reinforced concrete skeleton with masonry filling; mezzanine constructions are AB panels. Wall treatment: cladding with plasterboard panels, suspended ceiling with LED lighting. Line diffusers are placed in the ceilings to achieve optimal distribution of warm and cold air in the rooms. In the living room and dining room, veneer wall coverings were installed at a height of 3.00 m. The external burglar-proof and room doors are 3.00m high. Built-in SONOS multi room system – a multi-room wireless music and TV system that broadcasts digital music from selected online streaming services as well as music libraries on computers connected to the home network. Technical characteristics: 1. External joinery - aluminum with double iso glazing 2. Anti-burglary front door 3. Fire alarm system 4. Floors: - in the apartment: stone slabs of large format 60x40x3cm - terrace: stone slabs 5. Heating: - central heating plant - floor heating in the apartment and on the terrace 6. Four-sided orientation 7. On the terrace, a fence made of tempered glass 8. Veneer wall coverings in the living room and dining room 9. The possibility of closing part of the terrace - winter garden approx. 40.00m<sup>2</sup> 10. Two elevators inside the apartment - the elevator goes directly from the apartment to the garage 11. Three garage parking spaces exclusively for tenants 12. Smart House 13. KNX control system (heating, cooling, lighting, raising-lowering blinds) 14. SONOS multi room system 15. Intercom 16. Video surveillance inside and outside the apartment 17. Security service 24/7 18. Adapted to people with disabilities Bathroom equipment: 1. Jacuzzi for two people 2. Sauna and bathroom - lined with stone slabs, d=3cm 3. Laufen sanitary facilities 4. Closed glass cabin 5. Hansgrohe Axor mixers 6. GEBERIT hanging WC AquaClean The agency commission is calculated in accordance with the General Terms and Conditions and the price list published on <https://angelusnekretnine.hr/about-us> Your Angelus nekretnine d.o.o. ID CODE: 4009

## Additional contact info

Reference Number: 492325  
Agency ref id: 4009