

Venera Residence · Apartment

# Venera Residence – Modern new building - Three bedroom apartment

VR-2

| 91.26 m² | 4 · 3 | 2 | Ground floor | Private garden | 01/2027 |
|---|---|---|---|---|---|
| LIVING AREA | ROOMS · BEDROOMS | BATHROOMS | FLOOR | OUTDOOR SPACE | HANDOVER |

## 220,000 €

91.26 m² living area, 3 bedrooms, 2 bathrooms, Private garden. Venera Residence in Sesvete. Handover planned for January 2027.

## Floor plan & rooms

### THE PROPERTY

| | |
|---|---|
| Apartment type | Ground floor apartment |
| Rooms | 4 |
| Bathrooms | 2 |
| Floor | Ground floor |
| Condition | New build, under construction |

### AMENITIES

| | |
|---|---|
| Outdoor space | Private garden |
| Parking | Outdoor parking space |
| Step-free access | Yes |
| Heating | Air conditioning / air heating |

### LOCATION

| | |
|---|---|
| Setting | Mainland |

Location

## Sesvete

**Bagremova ul. 12, 10360 Sesvete, Croatia**

Project & developer

## Venera Residence

Venera Residence is a small urban residential project with eight apartments in Sesvete, Zagreb. Balconies and roof windows that open into compact balconies bring more natural light and a greater sense of space to the apartments. The area's well-developed infrastructure — including schools, shops, everyday services and convenient public transport connections — makes the project a practical choice for living, studying and working in Zagreb.

| 8 | from 180,000 € |
|---|---|
| APARTMENTS · 6 AVAILABLE | PRICE |

**Developer & general contractor** — KVALITETNA GRADNJA d.o.o., since 2018 in Split
**1 completed project**
**Fixed price** — The purchase price stays fixed until handover
**Warranty** — 10 years on the structure, 2 years on fittings

Purchase & payment

## Construction stage 4 of 5 · payment by construction progress · handover 01/2027

Individual agreements are always welcome: the payment schedule and the fit-out can be tailored to you, and after handover we remain at your side with our construction services.

| STAGE | STATUS | WHAT HAPPENS | PAYMENT | AMOUNT |
|---|---|---|---|---|
| Choice & reservation | Completed | Reserve the unit, we obtain your OIB | 10 % | 22,000 € |
| Notarised contract | Completed | Purchase contract at the notary, priority notice in the land register | 20 % | 44,000 € |
| Structural works | Completed | Shell completed, roof closed | 30 % | 66,000 € |
| Finishing works | In progress | Windows, building services, interior finishing | 30 % | 66,000 € |
| Handover | 01/2027 | Keys, handover protocol, land-register entry | 10 % | 22,000 € |

Price incl. 25 % VAT (PDV), no real-estate transfer tax on new builds. Purchase from abroad by power of attorney. Non-EU buyers: consent of the Ministry of Justice (2–6 months) or purchase via a Croatian d.o.o.

Your contact

## Questions about VR-2? We reply the same day.



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