



HIGH QUALITY APARTMENT 400 M FROM THE CENTER OF POŽEGA

 Centar, Požega

 **249,000 €**
1,456 €/m²



Požega is a city located in the heart of Slavonia, in the fertile Požega Valley, surrounded by hills and vineyards. Due to its rich history and cultural heritage, it is often called the "Athens of Slavonia". Its center is adorned with Baroque buildings and squares that testify to the importance that Požega has had throughout the centuries.

For sale is a spacious and modernly equipped apartment with a total area of 158 m², located just 400 meters from the center of Požega. Thanks to its large size, functional layout and high-quality materials, the apartment provides a high level of comfort and is an excellent choice for family life.



The apartment consists of three bedrooms, a spacious and bright living room, a kitchen connected to the dining room, a bathroom, a separate toilet and a practical laundry room.

The exterior spaces give the property special value - the apartment has two balconies and a spacious terrace, ideal for relaxing, socializing and spending time outdoors.

Quality construction and equipment

Special attention has been paid to the quality of materials, energy efficiency and living comfort:

Aluminum joinery with triple-layer glass

underfloor heating

gas heating

14 cm of thermal facade insulation

three-layer oak parquet with matte varnish

high-quality ceramic tiles in the kitchen, bathroom, toilet and laundry room

The apartment comes with its own parking space and garage, which solves the issue of safe and practical parking.

The location is an additional advantage - the property is located only 400 meters from the center of Požega, which allows quick access to all important city amenities, while at the same time providing the comfort of a spacious and well-appointed home.

158 m² of living space, three bedrooms, two balconies, terrace, garage and parking space - a rare combination of space, quality and proximity to the center of Požega.

The property is ideal for buyers looking for a modern, spacious and well-built home in a great location.

Ownership and documentation are neat, without encumbrances.

FOR ALL OTHER INFORMATION CALL:

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Assistant in mediation

Summary

LOCATION	Centar, Požega	PROPERTY ID	3500
PRICE	249,000 €	TYPE	Flat
FLAT TYPE	Three rooms	AREA	171 m ²
YEAR BUILT	2024.	YEAR RENOVATED	-
ORIENTATION	-	NUMBER OF FLOORS	-
ROOMS	-	BEDROOMS	3



BATHROOMS	1	TOILETS	2
DISTANCE FROM SEA	-	DISTANCE FROM CENTER	-
GARDEN AREA	-	PARKING SPACES	2
POOL	-	VIEW AT	-
ACCESS ROAD	-	JOINED ROOMS	-
CEILING HEIGHT	-	ELEVATOR	-
HEATING	Zonal, Floor heating	JOINERY	Aluminum, Excellent
WALLS MATERIAL	Brick	WALLS CONDITION	-
TILES	-	PARQUET	Excellent
FACADE	Thermal insulation	ROOF	-
INTERNAL STAIRS	-	EXTERNAL STAIRS	Excellent
OWNERSHIP TYPE	Orderly	CERTIFICATE OF OWNERSHIP	Yes
USAGE PERMIT	Yes	ENERGY CERTIFICATE	A+



Extra features

- Garage
- Balcony
- Pantry
- Terrace

Infrastructure

- Electricity
- Water
- Gas
- Sewerage
- Phone line

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