

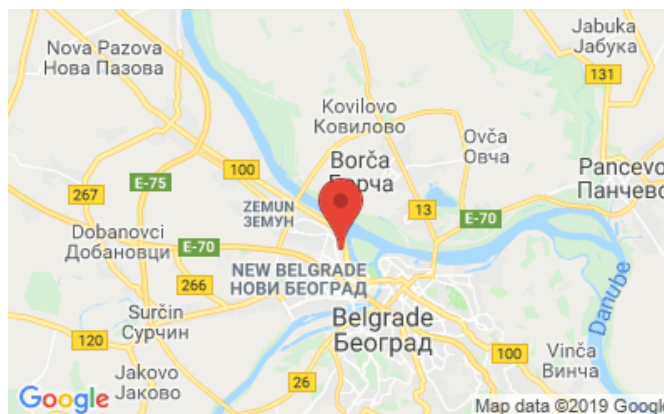


GRAMŠIJEVA

Neimar V

Site of the residential complex

(062) 801 34 50, (063) 273 318



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|-----------------------|-----------------------|
| Price: | from 2 620 €/sqm |
| VAT: | not included |
| Investor: | Neimar V |
| Location: | NOVI BEOGRAD, Blokovi |
| Heating: | Central, counter |
| Parking space: | Underground |
| Conditioning: | Split or VRV system |

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|-------------------------------|---|
| Implementation period: | 12.2019 |
| Floors: | Po+Su+P+5 |
| Windows: | Aluminium |
| Floor size: | from 50 m ² |
| Documentation: | Building permit ROP-BGDU-36074-CPIH2/2018 |
| Commer. premises: | Yes |
| Publ. (upd.): | 15.08.2018 (25.04.2019) |

Description:

Newly designed residential and commercial building by Neimar V in Gramšijeva street represents a unique whole with the existing building "Ikarus", built in 1936. Because of the proximity of large and important roads, the proximity of the river and good connection with the rest of the city, the Gramšijeva is located in an exceptional location.

The functional object contains:

- two floors of an underground garage with 75 parking places,
- commercial premises on the ground floor towards Klara Cetkin street and in the basement towards Gramšijeva street
- and 55 apartments in the rest of the building

Infrastructure

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|---|-------------|-----------------------------------|-------|
| "Ivan Gundulić": | 1400 m | Maja: | 100 m |
| Stari Merkator: | 800 m | Dom zdravlja Novi Beograd: | 500 m |
| Kej oslobođenja: | 400 m | Maxi: | 200 m |
| Bus (№ 15, 16, 17, 73, 82, 83, 84, 85, 88, 607, 610, 611, 612, 613, 706, 711): | 500 - 650 m | | |