

Ripanj, Kuća 70m2 sa placom od 20 ari ID#5352

Cena: 70.000,00 EUR

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Kategorija: Kuća (Nekretnine, Prodaja)
Lokacija: Ripanj (Srbija, Beograd, Voždovac)

Ulica i broj: Timočki put
Kvadratura: 70
Broj soba: 1 soba

Šifra oglasa: 03-3951092
Datum postavljanja oglasa: 31.08.2026

Kontakt: NEKRETNINE IKAT Reg. br. 1097
Telefon: 060/5449-002



Dodatne informacije:

Terasa

Tekst oglasa:

U prilici smo da Vam ponudimo izuzetan plac sa kućom na lokaciji Ripanj. Sa prelepim pogledom ka Avali, prava oaza mira i zelenila. Kuća je površine 70m2, stara i građena od kamena. Od seljačke cigle i blata, kuća i dan danas prkosi vremenu i pleni svojim specifičnim izgledom. Uz dobro osmišljenu adaptaciju može da biti vrlo funkcionalna a i sačuvati svoj izgled. U kući su sprovedeni struja i voda, voda je bunarska ali se može priključiti i gradska. Sa terase kuće prelepi otvoreni pogled ka Avali. Plac je površine 20 ari, za zasadim raznog voća, delom i pod šumom što pruža pruža različite mogućnosti u skladu sa željama i potrebama budućeg vlasnika. Uz plac prolazi gradski vodovod i struja. Tu je autobuska stanica gradskog prevoza. Nalazi se na par minuta kolima do centra Ripnja, na 5 km od Avale i na 5km od Lipovačke šume i izlaza na Ibarsku magistralu. Odlična lokacija i veza sa centrom Beograda. Koliko je sve ovo lepo govori i jedna činjenica a to je da je i oko filmske kamere odabralo baš ovu lokaciju i sve gore opisano za snimanje jednog filma. Smatramo da za ove novce kupujete mesto za neograničeno uživanje i kvalitetan život. Agencijska provizija 2% od dogovorene kupoprodajne cene uključuje: istraživanje neophodno za pronalaženje adekvatne nekretnine, pomoć u pregovorima, provera dokumentacije, apliciranje za stambeni kredit, izrada ugovora/predugovora o kupoprodaji, organizacija primopredaje, zapisnik o primopredaji, pomoć pri prijavi poreza na apsolutna prava i eventualno oslobodjenje od istog, promena korisnika struje, infostana, vode, gasa... i sve ostalo što podrazumeva Zakon o posredovanju u prometu i zakupu nepokretnosti. Kontakt telefoni : 011/7499979; 011/7490777; 060/5449002 Za više informacija posetite naš sajt <https://www.ikatnekretnine.com/> We have the opportunity to offer you an exceptional plot with a house in the Ripanj location. With a beautiful view towards Avala, a real oasis of peace and greenery.

The house is 70m², old and built of stone. Made of peasant brick and mud, the house still defies time and captivates with its specific appearance. With a well-thought-out adaptation, it can be very functional and preserve its appearance. Electricity and water are installed in the house, the water is from a well but can be connected to city water. From the terrace of the house, a beautiful open view towards Avala. The plot is 20 ares, planted with various fruits, partly under the forest, which offers various possibilities in accordance with the wishes and needs of the future owner. City water supply and electricity run along the lot. There is a city transport bus station. It is located a few minutes by car from the center of Ripnje, 5 km from Avala and 5 km from the Lipovačka forest and the exit to the Ibar highway. Excellent location and connection to the center of Belgrade. How beautiful all this is is also shown by one fact, which is that the eye of the film camera chose this very location and everything described above to shoot a film. We believe that for this money you are buying a place for unlimited enjoyment and a quality life. The agency commission of 2% of the agreed purchase price includes: research necessary to find an adequate property, help in negotiations, checking documentation, applying for a home loan, drawing up a contract/preliminary purchase contract, organization of handover, record of handover, help in declaring tax on absolute rights and possibly exemption from the same, change of user of electricity, infostation, water, gas... and everything else that is implied by the Law on Intermediation in Traffic and Leasing of Real Estate. Contact phones: 011/7499979; 011/7490777; 060/5449002 For more information visit our website <https://www.ikatnekretnine.com/>