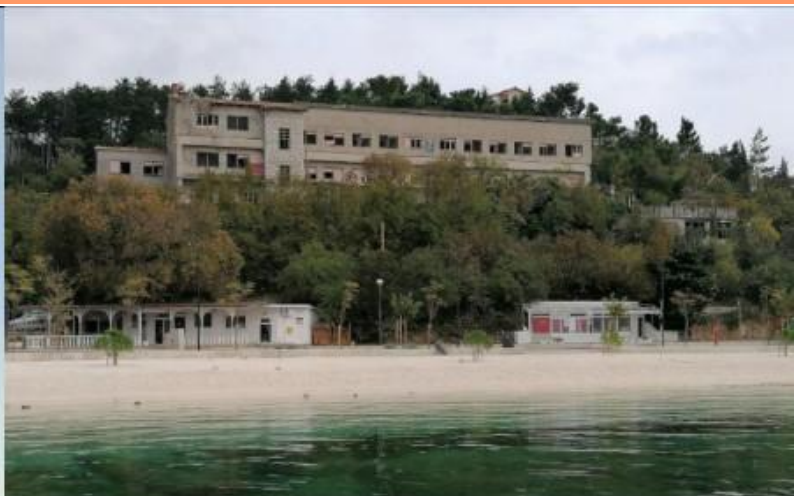


# Investment project

## Jadranovo, Kvarner



<b>Ref</b>	RE-AB-BO26
<b>Type</b>	Investment project
<b>Region</b>	Kvarner > Crikvenica
<b>Location</b>	Jadranovo
<b>Front line</b>	Yes
<b>Sea view</b>	Yes
<b>Distance to sea</b>	50 m
<b>Floorspace</b>	6000 sqm
<b>Plot size</b>	4769 sqm
<b>Price</b>	€ 2 600 000

# Investment project

## Jadranovo, Kvarner



### **Price went down from 2,8 mio euro to 2,6 mio euro!**

Fantastic 1st line investment property in Jadranovo, right by the wonderful beach!  
Property requires complete remodelling to be converted into luxury 4-5 star hotel of 70-100 rooms.

Located in ZONE T1-2: designated for the development of one or more buildings for hospitality and tourism purposes, such as hotels and associated facilities.

1. **Option for Reconstruction:** The existing building can be renovated with an extension of up to 4,500 m<sup>2</sup>.
2. **Option for New Construction:** A newly built structure of up to 6,000 m<sup>2</sup> net floor area is allowed.

**Land size:** 4,769 m<sup>2</sup>

**Distance from the coast:** Approximately 50 m, first row to the sea.

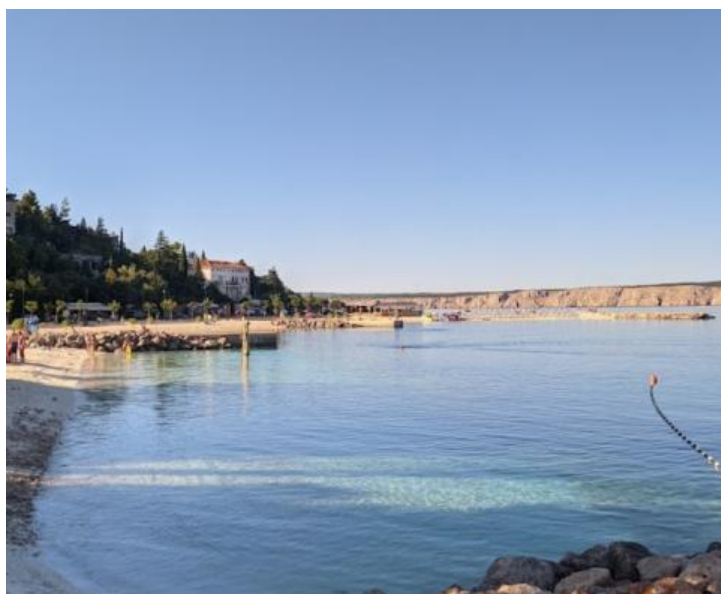
**Proximity to transport links:** 8 km to Crikvenica, 30 km to Rijeka, 130 km to Zagreb.

**Condition:** Requires renovation/refurbishment.

Overall additional expenses borne by the Buyer of real estate in Croatia are around 7% of property cost in total, which includes: property transfer tax (3% of property value), agency/brokerage commission (3%+VAT on commission), advocate fee (cca 1%), notary fee, court registration fee and official certified translation expenses. Agency/brokerage agreement is signed prior to visiting properties.

# Investment project

## Jadranovo, Kvarner



# Investment project

## Jadranovo, Kvarner

