

# Land plot

## Kraljevica, Kvarner



<b>Ref</b>	RE-U-36407
<b>Type</b>	Land plot
<b>Region</b>	Kvarner > Rijeka
<b>Location</b>	Kraljevica
<b>Front line</b>	Yes
<b>Sea view</b>	Yes
<b>Distance to sea</b>	17 m
<b>Plot size</b>	2081 sqm
<b>Price</b>	€ 1 820 000

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Land with valid building permit in Kraljevica, Rijeka, **1st line to the sea! Prime Location!**

### **Building Plot with permit for a Residential Building with 29 Apartments Overlooking the Sea!**

**The land has a valid building permit issued according to the main project for a building with 29 residential units, so construction can begin immediately, or the building permit can be amended and construction of a differently conceived project can begin.**

Building land plot covering 2,081 m<sup>2</sup> with a stunning sea view.

The property has direct access via an asphalt road.

This building plot is located **right on the seafront!**

All utilities are conveniently nearby, with excellent infrastructure in place.

An ideal opportunity for investors interested in constructing residential buildings, apartments, or vacation homes. It is also perfect for those looking to build a rental property, a holiday home with a pool, or a family house/villa in a peaceful and serene setting.

Stay ahead of the curve and seize this rare opportunity!

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.

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Price per m<sup>2</sup>:  
875 €

Average price/m<sup>2</sup> of this type  
in this region:  
457 €

Median price/m<sup>2</sup> of this type  
in this region:  
458 €

Average price/m<sup>2</sup> of this type  
in Croatia:  
361 €

Median price/m<sup>2</sup> of this type  
in Croatia:  
250 €



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