

# Apartment

## Crikvenica, Kvarner



<b>Ref</b>	RE-U-38893
<b>Type</b>	Apartment
<b>Region</b>	Kvarner > Crikvenica
<b>Location</b>	Crikvenica
<b>Front line</b>	No
<b>Sea view</b>	Yes
<b>Floorspace</b>	100 sqm
<b>No. of bedrooms</b>	2
<b>No. of bathrooms</b>	1
<b>Price</b>	€ 305 000

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We are pleased to offer a beautiful three-bedroom apartment of 100 sq.m. for sale near the center of Crikvenica.

The property is located on the elevated ground floor of a modern residential building with only a few units. It includes a private garage and part of the surrounding yard.

The apartment features three bedrooms, a living room, kitchen, hallway, two bathrooms, an additional toilet, and two balconies. It is clean, well-maintained, and ready to move into. The location is excellent, just above the town center, and there is space for multiple vehicles in front of the entrance. The apartment is equipped with a pellet stove and air conditioning units. Both balconies/terraces offer a view of the sea.

Crikvenica is more than just a town—it's a coastal riviera made up of four interconnected settlements: Selce, Crikvenica, Dramalj, and Jadranovo. These towns are almost seamlessly joined into a string of tourist destinations along the Adriatic coast, located in the Kvarner Bay. Administratively, they belong to the Primorje-Gorski Kotar County, with the regional center, Rijeka, about 30 kilometers away.

Crikvenica stretches not only across land but also over the sea, covering about 60 square kilometers of the Vinodol Channel. Its long-standing tradition in tourism is due to its excellent geographic location and strong road connections. It is so close to Central Europe that visitors can reach it by car within a single day.

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>:  
3050 €

Average price/m<sup>2</sup> of this type  
in this region:  
4261 €

Median price/m<sup>2</sup> of this type  
in this region:  
4069 €

Average price/m<sup>2</sup> of this type  
in Croatia:  
4486 €

Median price/m<sup>2</sup> of this type  
in Croatia:  
4167 €

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