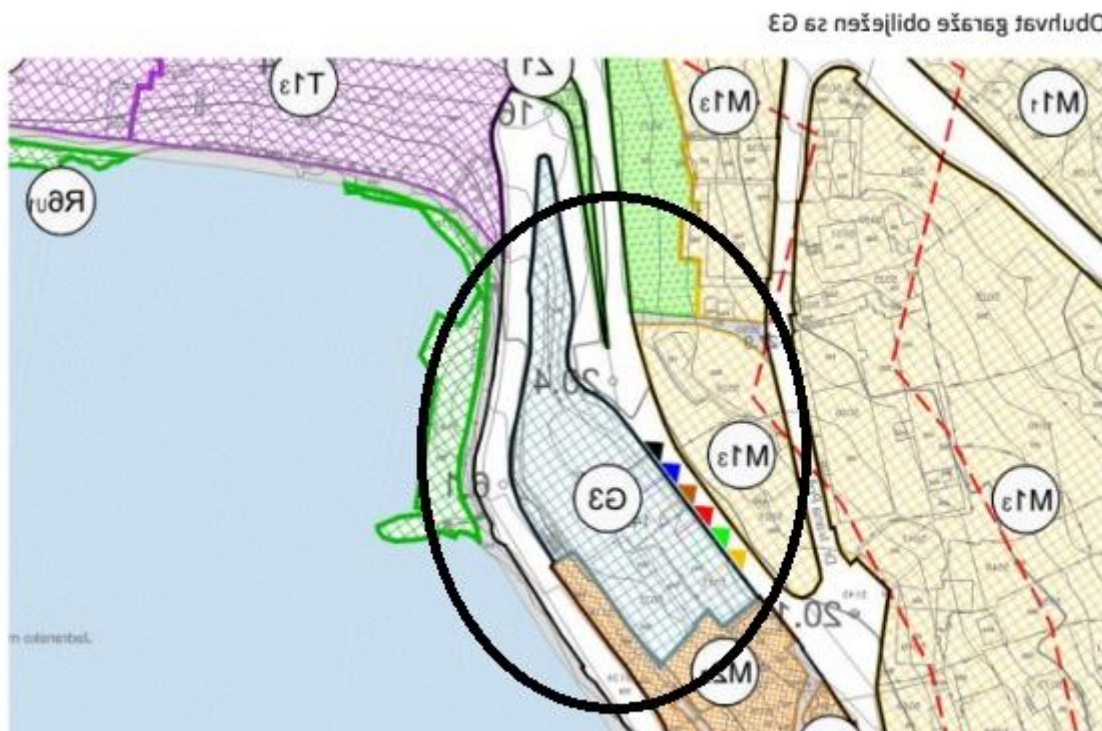


Investment project

Volosko, Kvarner



| | |
|------------------------|--------------------|
| Ref | RE-AB-I-13 |
| Type | Investment project |
| Region | Kvarner > Opatija |
| Location | Volosko |
| Front line | Yes |
| Sea view | Yes |
| Distance to sea | 10 m |
| Floorspace | 10200 sqm |
| Plot size | 2300 sqm |
| Price | Price upon request |

Investment project

Volosko, Kvarner



Project for construction of underground garage complex + hotel on the first line to the sea in Volosko!

Total land plot area is cca. 2300 sq.m.

Max footprint of future building is cca. 1700 sq.m.

KIG coefficient = 1

KIS coefficient = 8

Max height is 13-15 meters.

Building of 6 levels can have total surface of 10 200 sq.m. brutto of which 51% should be garage area (5300 sq.m.) and the rest can be hotel or apart-hotel building (4900 sq.m).

Super-demanded tourist area on the first line to the sea, this is also a great shortage in garages and parking places in Volosko and Opatija as a whole.

Price is upon request.

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

Volosko, Kvarner

