

Mini-hotel

Ližnjan, Istria



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Ref	RE-U-3704
Type	Mini-hotel
Region	Istria > Pula
Location	Ližnjan
Front line	No
Sea view	No
Distance to sea	2000 m
Floorspace	320 sqm
Plot size	200 sqm
No. of bedrooms	6
No. of bathrooms	3
Price	€ 540 000

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Mini-hotel with three separate apartments on two floors and a basement in a quiet fishing village, 14 rooms, 6 bedrooms.

The basement is about 20 m² and serves as a tavern. The ground floor consists of an apartment and office space.

The ground floor apartment consists of a living room, kitchen, storage room, one bedroom, bathroom and terrace.

Business space on the ground floor consists of two bedrooms, living room, kitchen, bathroom and enclosed veranda.

The first floor consists of a living room, kitchen with dining area, pantry, three bedrooms, bathroom and toilet and has its own exit to a beautiful terrace overlooking Premantura, nature and greenery. Each apartment and office space has its own entrance and terraces, and they have in common a large yard with an outdoor grill.

A use permit has been obtained and the house is being rented, and condominiums are also possible. This house is ideal for renting out or for family life.

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.

Price per m²:
1688 €

Average price/m² of this type
in this region:
2498 €

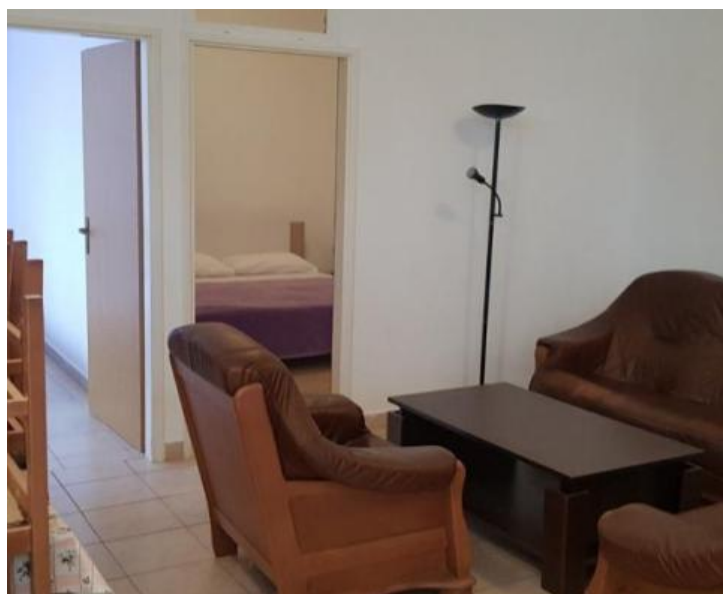
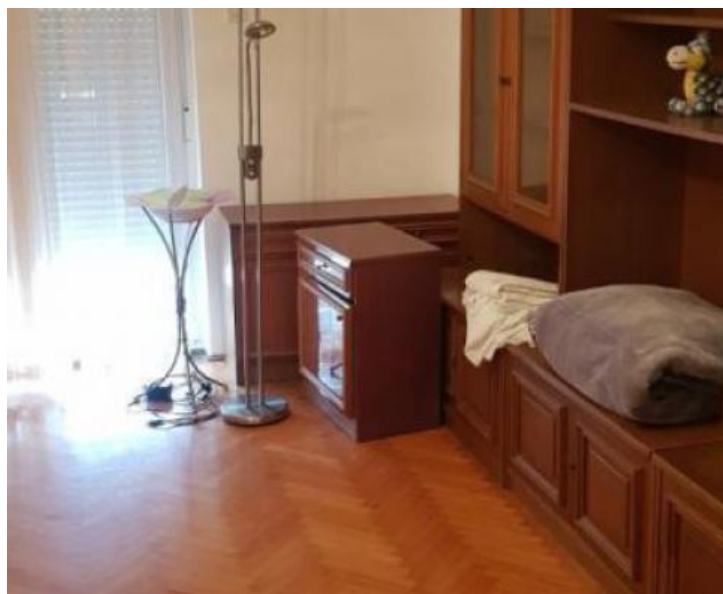
Median price/m² of this type
in this region:
2298 €

Average price/m² of this type
in Croatia:
2709 €

Median price/m² of this type
in Croatia:
2332 €

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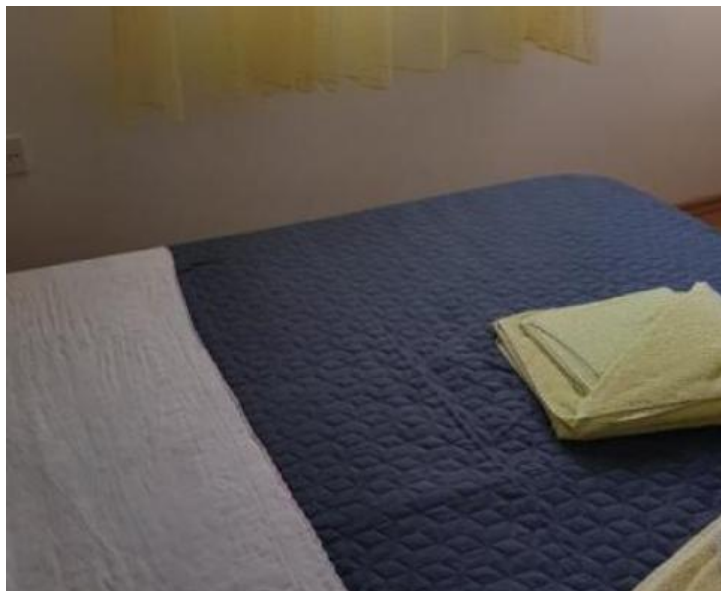
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