

Mini-hotel

Premantura, Medulin, Istria



Ref	RE-U-5043
Type	Mini-hotel
Region	Istria > Pula
Location	Premantura, Medulin
Front line	No
Sea view	Yes
Distance to sea	500 m
Floorspace	245 sqm
Plot size	150 sqm

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No. of bedrooms	4
No. of bathrooms	3
Price	€ 730 000

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Great offer of mini-hotel with restaurant in Premantura near Pula!

On the lower floor there is restaurant which consists of the main hall of 75 m², kitchen, 2 toilets for guests, toilets for staff, parking for staff and a large covered terrace of 35 m². The restaurant is located along the main road of heavy pedestrian traffic.

External stairs lead to the 1st floor where there is a 1 bedroom apartment of 52 m² with two terraces (entrance terrace, 10 m², and other terraces, 10 m²).

Internal stairs lead to the 2nd floor where there is a 2 bedroom + living room apartment of 52 m² + terrace 10 m² with sea view.

Internal stairs lead to the 3rd floor - attic where there is a studio apartment of 30 m² + terrace 10 m² with panoramic sea views.

The property is for sale fully furnished. The restaurant is ready to continue working and fully equipped with all kitchen equipment and seating. The apartments are equipped with new furniture and aluminum joinery, parquet floors, air conditioning, remote control shutters, etc. Also, the house has a basement of 25 m². House is located in the center of Premantura, close to all amenities: public transport, market, market, post office, bank.

Distances: 500 m from the sea on the west side, 750 m on the south east side and 830 m on the east side of Cape Kamenjak.

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 m²:
2980 €

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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