

Land plot

Rijeka, Kvarner



Ref	RE-AB-Rijekaland
Type	Land plot
Region	Kvarner › Rijeka
Location	Rijeka
Front line	No
Sea view	Yes
Distance to sea	800 m
Plot size	3300 sqm
Price	€ 2 000 000

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Advantageous land plot for sale in Rijeka!

Total area: 3300m²

Possibility of building 2 underground floors (garage) + ground floor + 8 floors.

Location and urbanization conditions are perfect location for:

- Hotel *****
- Nursing home *****
- Hospital *****
- Residential-Commercial building (100 apartments with commercial or office area in ground floor (banks, offices, hairdresser, supermarket, etc.))

Rijeka is not only a port settled on the shore of Kvarner Bay and the center of Primorje – Gorski Kotar County. It is also now a hub for the whole Primorska-Goranska area as an intersection between coastal part of Croatia, inner capital areas of Zagreb, ways to Hungary and Slovenia.

Although it is a port, that does not make the atmosphere heavily industrial. It has retained its coastal charm, hidden in its streets and in the sound of river Rječina that flows through the town. The city is rich in historical monuments, which serve as evidence of its rich past. All visitors and summer passers-by have the opportunity to swim in the beautiful Adriatic Sea. You can do that almost in the center of the city. It logically resulted in a growing number of tourists in a previous couple of years, and it fosters the development of urban tourism, services, sports, youth, and cultural events.

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:
606 €

Average price/m² of this type
in this region:
280 €

Median price/m² of this type
in this region:
190 €

Average price/m² of this type
in Croatia:
268 €

Median price/m² of this type
in Croatia:
181 €

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