

House

Rovinj, Istria



House

Rovinj, Istria



Ref	RE-U-15481
Type	House
Region	Istria > Rovinj
Location	Rovinj
Front line	No
Sea view	Yes
Distance to sea	20 m
Floorspace	120 sqm
Price	€ 1 245 000

House

Rovinj, Istria



Absolutely unique house in Rovinj on the 2nd row to the sea!

Extraordinary location!

It is a remodelled rustic house that offers 110 m² of living space and has two external entrances.

The property was completely renovated in 2004 - a concrete slab, concrete roof, thermal insulation and waterproofing were installed.

The house extends over two floors and is currently used for catering purposes, so for those who want to take over an established business, this property offers the possibility of living and the opportunity for continue and develop the business.

An air conditioner and a unique brick fireplace were installed.

Since it is used as a restaurant, all inventory is included in the price. The house is located in the very center of Rovinj, in one of the most frequented streets and only 20 meters from the sea, therefore, due to its location and its character, it represents a special opportunity for future owners.

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.

House

Rovinj, Istria



Price per m²:
10375 €

Average price/m² of this type
in this region:
3688 €

Median price/m² of this type
in this region:
3176 €

Average price/m² of this type
in Croatia:
2880 €

Median price/m² of this type
in Croatia:
2575 €

House

Rovinj, Istria



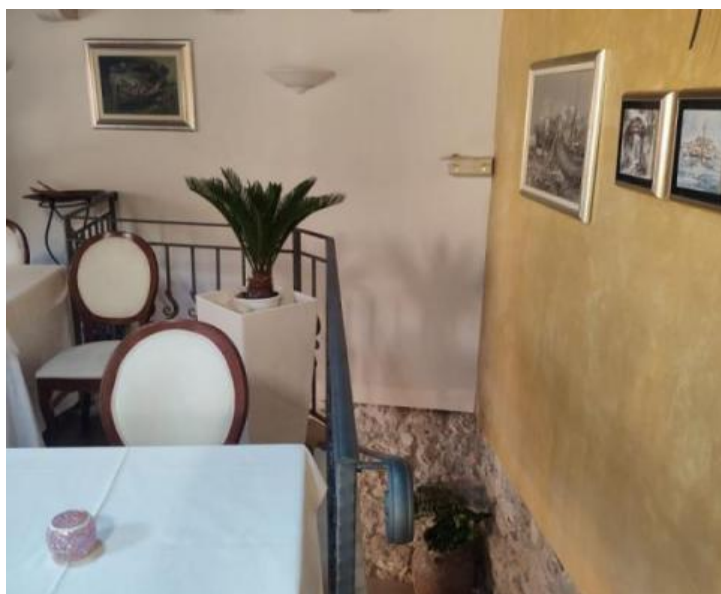
House

Rovinj, Istria



House

Rovinj, Istria



House

Rovinj, Istria



House

Rovinj, Istria



House

Rovinj, Istria



House

Rovinj, Istria



House

Rovinj, Istria



House

Rovinj, Istria



House

Rovinj, Istria



House

Rovinj, Istria



House

Rovinj, Istria

