

Land plot

Krk, Kvarner



Ref	RE-AB-TORK
Type	Land plot
Region	Kvarner › Island Krk
Location	Krk
Front line	Yes
Sea view	Yes
Distance to sea	1 m
Plot size	273925 sqm
Price	€ 13 700 000

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Huge plot on the Krk Peninsula!

It is on the first construction line to the sea cca 120-150 meters from the beachline across the pinewood!

Has a total area of 273 925 m2. There is a beautiful pine forest on the plot.

The land of 149,500 m2 belongs to the building area.

The land plot is meant for touristic development. Total potential touristic capacity is 800 beds divided between 600 beds in a 4**** star hotel and 200 beds in luxury villas.

The water supply, sewerage, power supply lines are not suitable for the site.

It is required to lay 500 meters of the road.

Price is cca. 50 eur per sq.m.

Overall investment required to built the resort is cca. 60 mln euro.

Unique land for contemporary development in the area of Kvarner.

Remember the word of Mark Twain - **"Buy land, they're not making it anymore"**

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:
50 €

Average price/m² of this type
in this region:
141 €

Median price/m² of this type
in this region:
57 €

Average price/m² of this type
in Croatia:
361 €

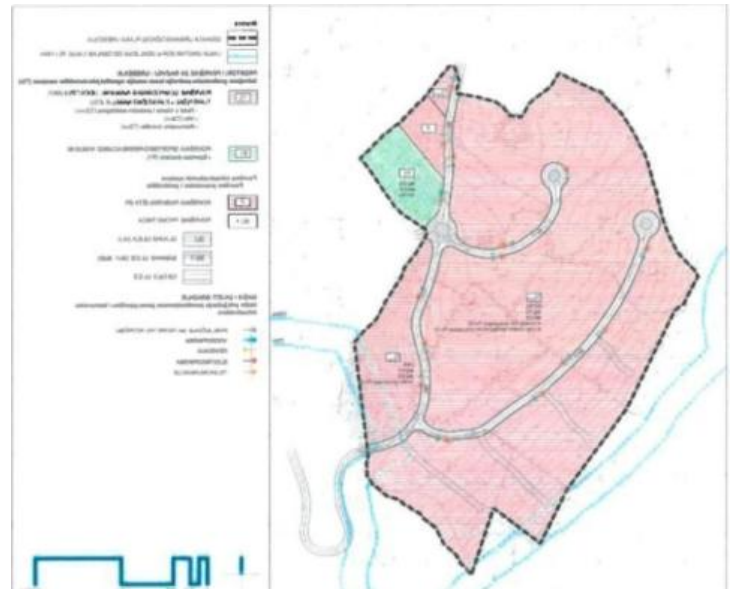
Median price/m² of this type
in Croatia:
250 €

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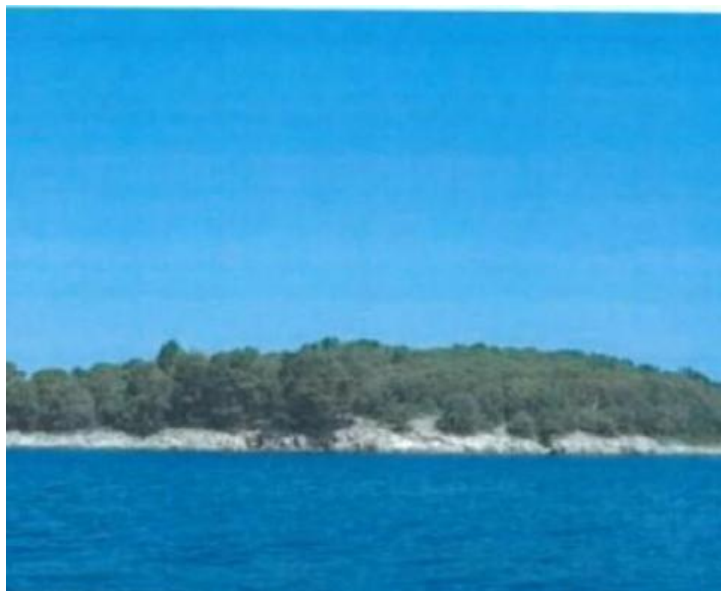


Namjena površina		Površina (ha)
Gospodarska namjena - ugostiteljsko-turistička - turističko naselje (T2)	T2-NV	11,52
	T2-V	1,14
	T2-K	0,94
Sportsko-rekreativna namjena - sportski centar (R1)		0,82
Površine javnog parkirališta (P)		0,27
Površina prometnica (GU, SU1, SU2)		0,43
		14,92



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