

Apartment

Opatija , Kvarner



Ref
Type

RE-U-9534
Apartment

Apartment

Opatija , Kvarner



Region	Kvarner > Opatija
Location	Opatija
Front line	No
Sea view	Yes
Distance to sea	50 m
Floorspace	120 sqm
Plot size	130 sqm
No. of bedrooms	2
No. of bathrooms	1
Price	€ 730 000

We are selling an apartment located in Opatija's secession villa only 50 meters from the sea, with wonderful sea views!

Total area of 144m² (117m² + 17m² + 10m²).

The villa is protected as a cultural property (built in 1911) complete facade of the villa restored in 2014, new roof made in 2006.

The apartment consists of kitchen, dining room, large living room, 2 bedrooms, bathroom.

Fully Adapted: Ceilings, Knauf, Elastic Fiber and Perlite Concrete Panel, HAIN Wood-ARIŠ exterior carpenters, Aluminum roller shutters with remote electric lowering, new water and electric installation, halogen lighting and alarm system. Bathroom equipped with TEUCO jacuzzi bath tub, TEUCO sauna for two persons, GEBERIT toilet bowl for integrated shower and hair dryer.

FUJITSU 4 indoor multisplit inverter units, and prefabricated central gas heating installations. New interior design of Italian design, finishing of ceramic tiles (granite-stone) and Doussie flooring. The apartment is furnished with the Scavolini kitchen, and the Miele technique, Kareem Rasheed designer dining set and Chateau D'ax's armchairs in the living room. Italian furniture in the bedrooms.

The artworks in the apartment of the painter Neve Pizzul (Opatija).

The apartment has an energy certificate of class AB. Divine reality for customers with exalted taste.

In the yard there is a garage (adequate for terence-SUV cars) plus one place in front of the garage, summer kitchen and terrace.

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.

Apartment

Opatija , Kvarner



Price per m²:
6083 €

Average price/m² of this type
in this region:
4936 €

Median price/m² of this type
in this region:
4893 €

Average price/m² of this type
in Croatia:
4490 €

Median price/m² of this type
in Croatia:
4167 €

Apartment

Opatija , Kvarner



Apartment

Opatija , Kvarner



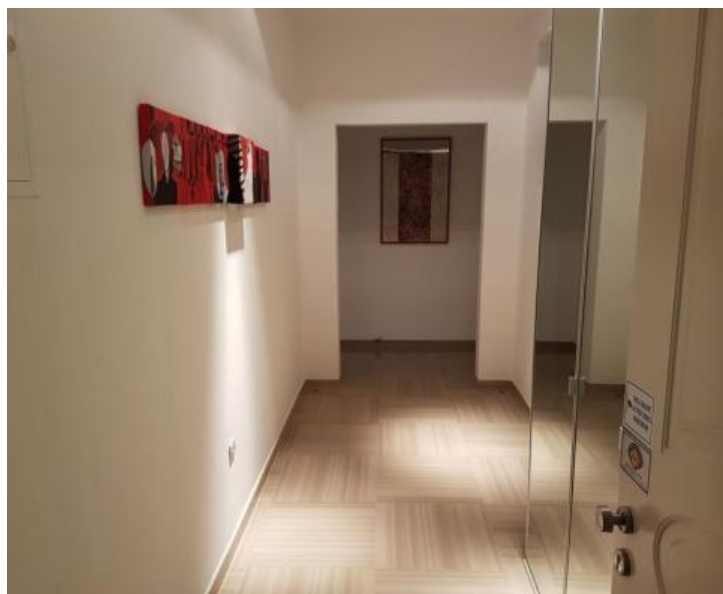
Apartment

Opatija , Kvarner



Apartment

Opatija , Kvarner



Apartment

Opatija , Kvarner



Apartment

Opatija , Kvarner

