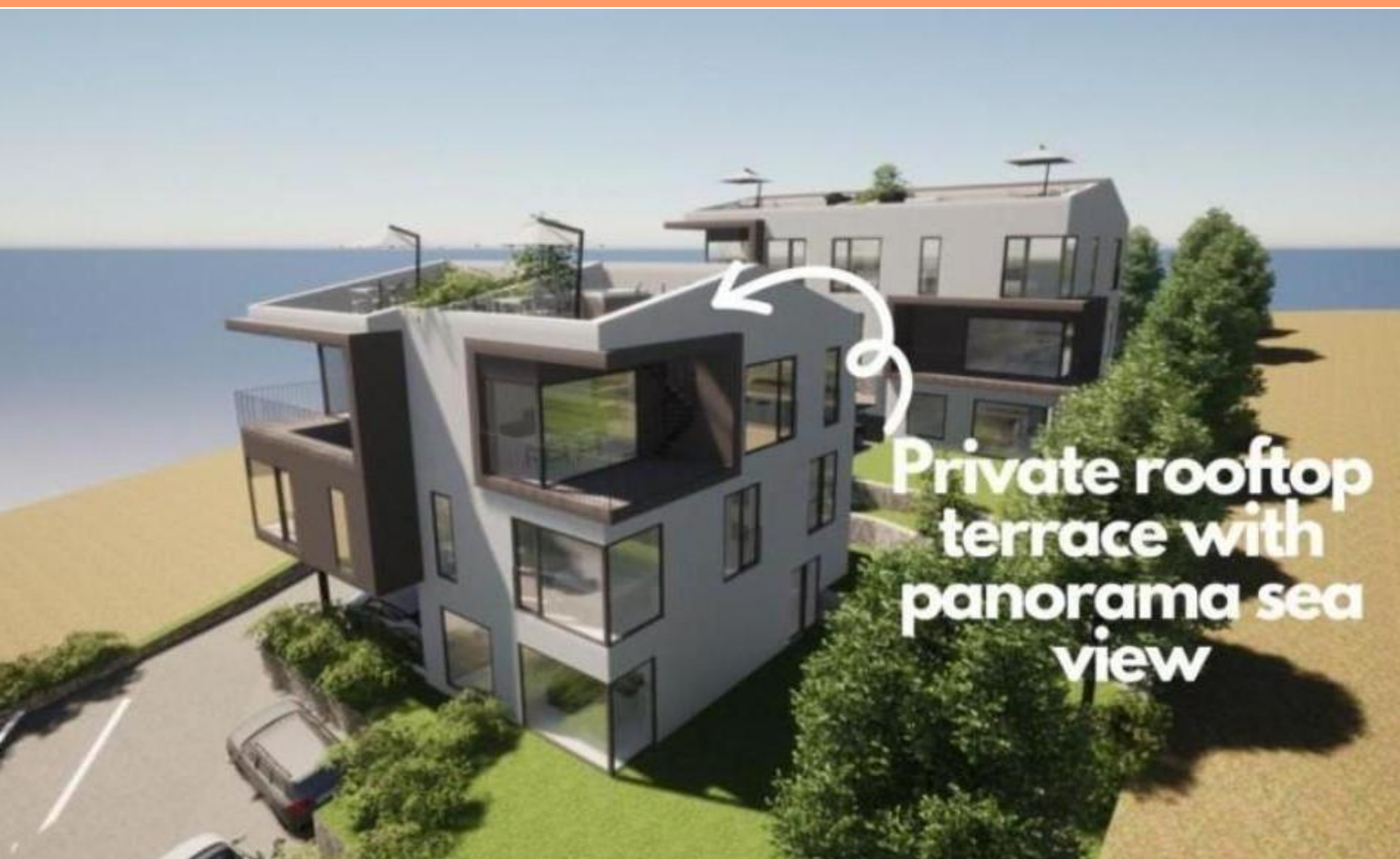


Apartment

Pavlovac, Kvarner



**Private rooftop
terrace with
panorama sea
view**

Ref	RE-U-24520
Type	Apartment
Region	Kvarner > Opatija
Location	Pavlovac
Front line	No
Sea view	Yes
Distance to sea	300 m
Floorspace	181 sqm
No. of bedrooms	3
No. of bathrooms	2
Price	€ 459 000

Apartment

Pavlovac, Kvarner



Triplex apartment in Pavlovac, Matulji, next to Volosko, between Opatija and Rijeka!

It is a new building with a total of 3 apartments with a view of the sea and the entire bay of Kvarner.

Apartment number 3 is located on the first floor and consists of a hallway with a staircase, a master bedroom with its own bathroom, and two more bedrooms that share a common bathroom.

On the second floor there is a storage room, a toilet, an open space living room with a kitchen and a dining room with access to a 12m² balcony with a view of the sea.

The staircase from the balcony leads to the third floor where there is a storage room, a service room and a luxurious 22m² roof terrace with a panoramic view of Opatija and the Kvarner Bay.

The property includes one parking space, and the building is located in a dead-end, high-quality street.

Great location - you are in the center of Opatija in 5 minutes, and in the center of Rijeka in 15 minutes.

Additional advantages: Aluminum exterior joinery that provides excellent insulation Heat pump based heating/cooling system Anti-theft entrance door Use of high-quality materials and finishing works

This apartment provides a perfect balance between comfort, a beautiful sea view and an excellent location, making it an ideal choice for living or investment.

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

Pavlovac, Kvarner



Price per m²:
2536 €

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:
4488 €

Median price/m² of this type
in Croatia:
4163 €

Apartment

Pavlovac, Kvarner



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