

Hotel

Umag, Istria



Ref	RE-U-24024
Type	Hotel
Region	Istria > Umag
Location	Umag
Front line	No
Sea view	Yes
Floorspace	670 sqm
No. of bathrooms	15
Price	€ 1 800 000

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Hotel in Umag area with sea views!
Total area is 670 sq.m.
Hotel is built in 2017 and remodelled in 2023.

Located just 4 minutes from the center of the town of Umag and 3 minutes from the beautiful well-kept beaches, you'll find this modern, high-quality family hotel with a total of 670 m² of living space spread over 3 floors. In addition to its high-quality accommodation, this hotel is also known for its signature cuisine, as well as its top-notch wellness facilities.

Situated close to the town and the beaches, this property offers an ideal investment opportunity. What's also positive is that the hotel is active throughout the year and regularly receives guests both in and out of the summer season.

SPACE ORGANIZATION: The hotel consists of a total of 10 accommodation units. Six of these units are located on the ground floor of the hotel with their private entrance and covered terrace. Each of these units has its own sleeping area, a smaller living area, and a spacious bathroom. One of the units also has an additional covered terrace with a jacuzzi.

Upon entering the hotel, you find yourself in a small lobby with a reception area, and a staircase leading to the wellness area and two professionally equipped kitchens with a dining room.

By taking the staircase, you access the upper floor, where four more spacious accommodation units are located, each with an entrance hall, bathroom, and a sleeping area with a smaller living space. One of the accommodation units also has its own gym.

In the hotel's courtyard, there is ample parking for all guests, as well as plenty of space for entertainment, relaxation, and enjoying your favorite glass of wine or morning coffee. Additionally, the courtyard features an outdoor covered terrace, ideal for entertainment and relaxation on summer evenings.

TECHNICAL SPECIFICATIONS:

- The hotel is equipped with high-quality inverter air conditioning in every room.
- Solar panels have been installed on the roof to provide electricity and heated water.
- The entire hotel is equipped with high-quality underfloor heating, ideal for the winter months, ensuring year-round operation.
- The kitchens are furnished with top-notch professional equipment.
- The hotel has seen a significant number of guests in recent years, and this number continues to grow.
- There is the possibility of expanding additional facilities on the land next to the hotel.

The hotel is sold with all equipment and furniture, as seen in the pictures.

If you have any questions or need additional information, please contact us with confidence!

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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.

Price per m²:
2687 €

Average price/m² of this type
in this region:
1669 €

Median price/m² of this type
in this region:
2624 €

Average price/m² of this type
in Croatia:
2024 €

Median price/m² of this type
in Croatia:
1567 €

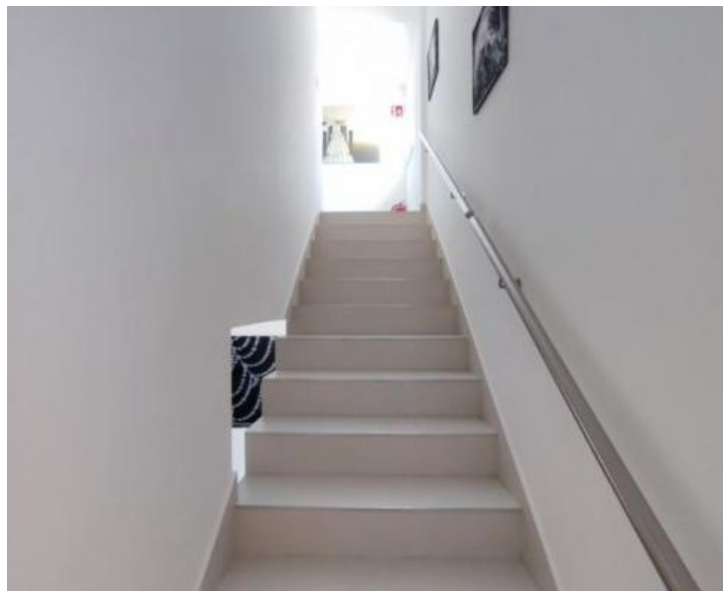
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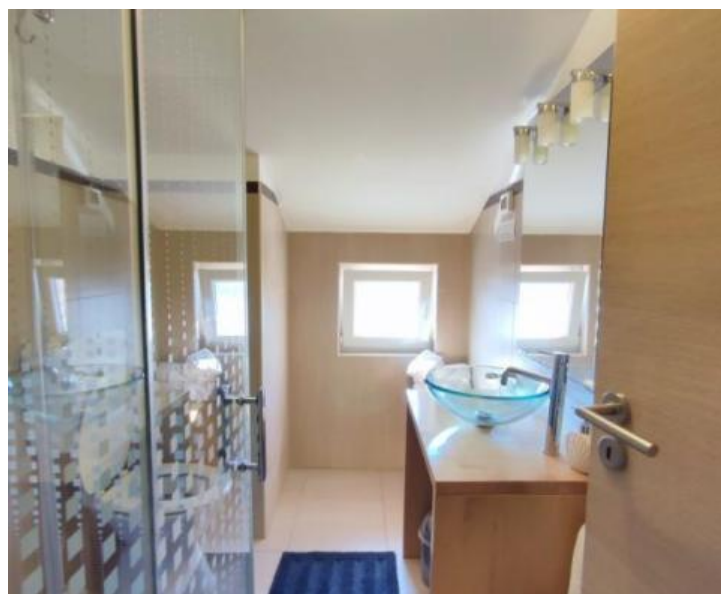
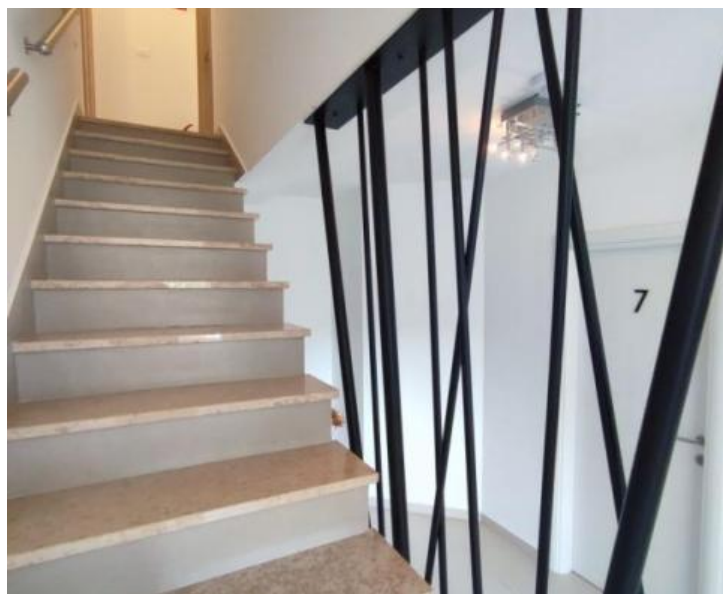
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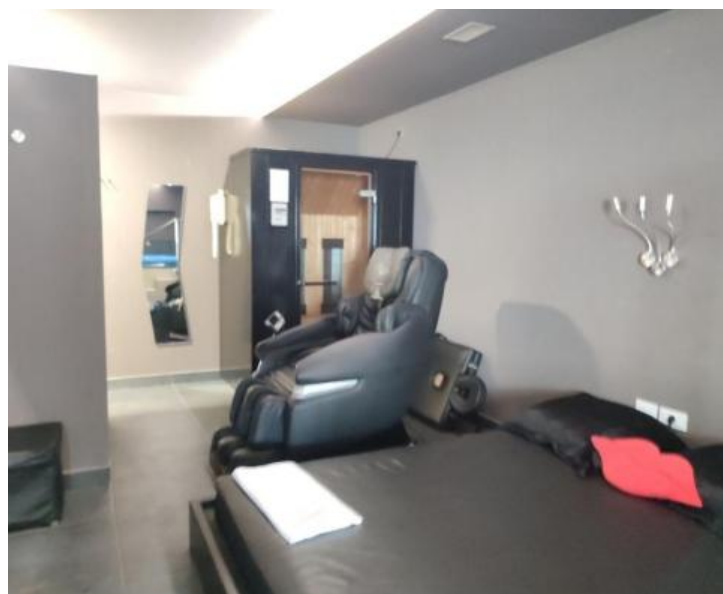
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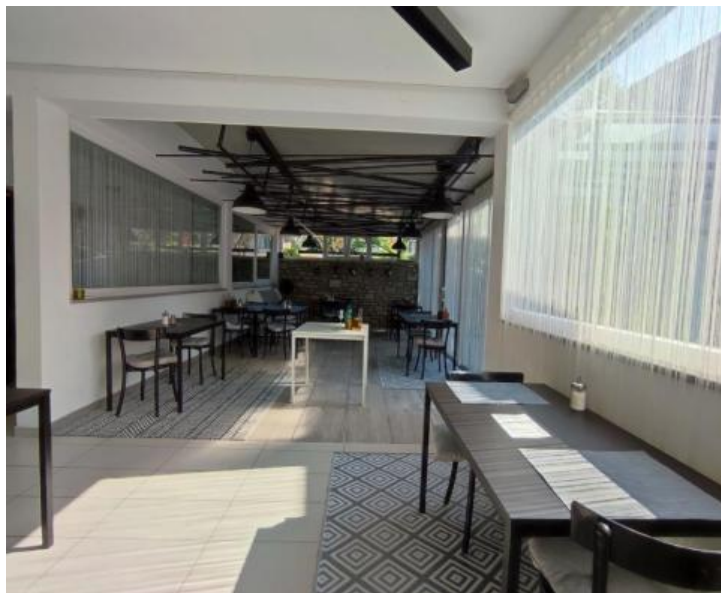
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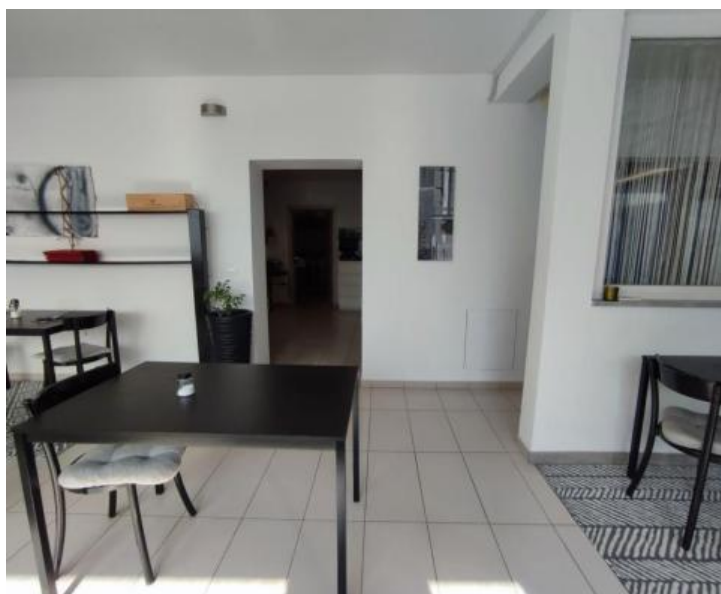
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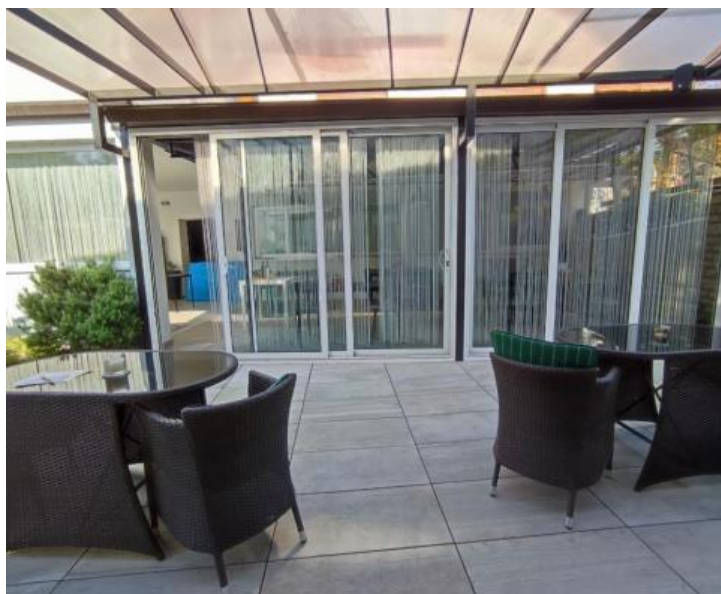
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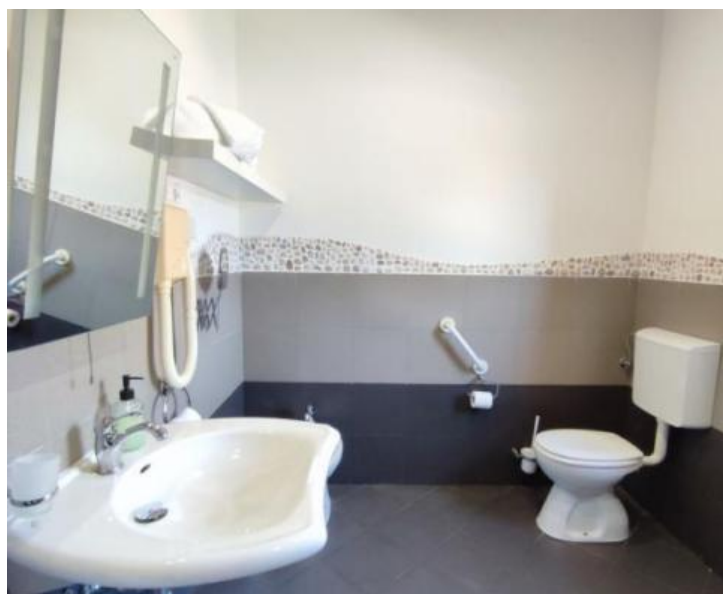
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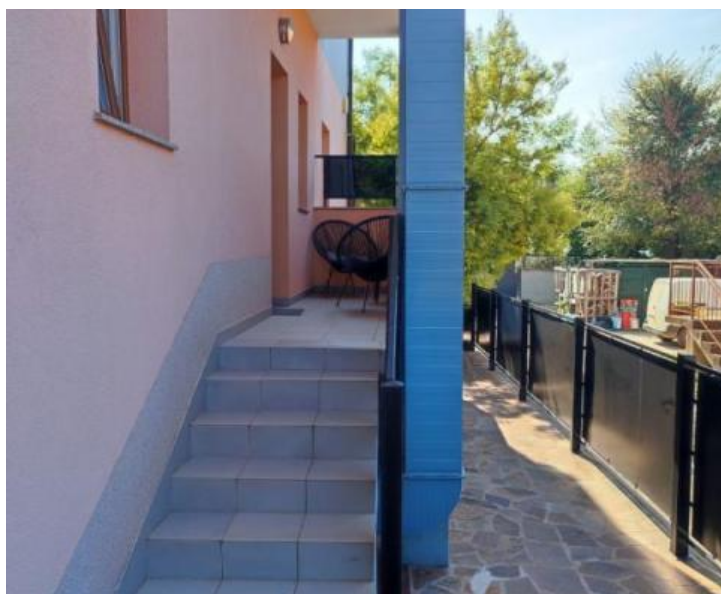
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