

Land plot

Ičići, Kvarner



Land plot

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Ref	RE-U-25517
Type	Land plot
Region	Kvarner > Opatija
Location	Ičići
Front line	No
Sea view	Yes
Distance to sea	1800 m
Floorspace	417 sqm
Plot size	650 sqm
Price	€ 320 000

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Land plot in Ičići, Opatija meant for luxury villa!

Land is located cca. 1800 meters from the sea and offers magnificent sea views!

It concerns a building plot of 650m² with obtained building permits for a modern villa of 417m² with its own swimming pool.

The building plot is located in a private street with an exceptionally high-quality neighborhood, only a 3-minute drive from Ičići beach. The street is surrounded by the greenery of Mount Učka and offers a beautiful panoramic view of the sea. According to the project, the future villa will consist of a basement with a wellness area and access to its own pool, an open space ground floor, and a first floor with bedrooms. (A TOTAL OF 4 BEDROOMS, 4 BATHROOMS + 1 WC!)

The mentioned view is fantastic, and the elevated position guarantees a forever unobstructed view.

Electricity and water are available at the site, and construction can begin immediately. A few meters from the land, an agricultural zone begins where construction is not allowed, ensuring a peaceful environment.

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:
492 €

Average price/m² of this type
in this region:
358 €

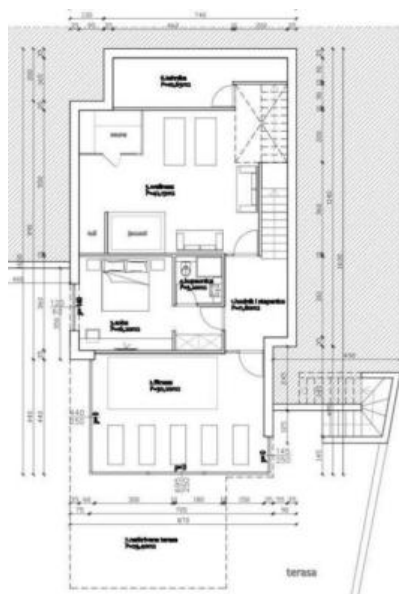
Median price/m² of this type
in this region:
271 €

Average price/m² of this type
in Croatia:
267 €

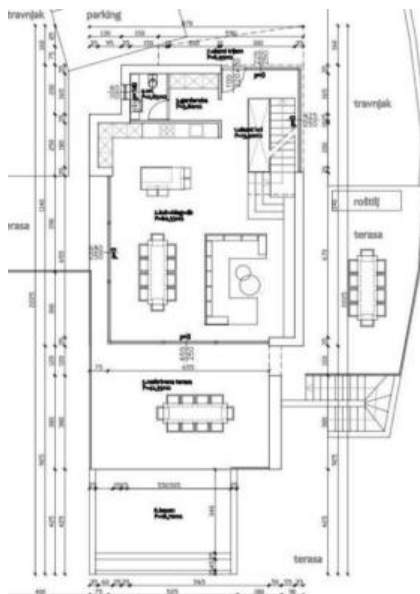
Median price/m² of this type
in Croatia:
180 €

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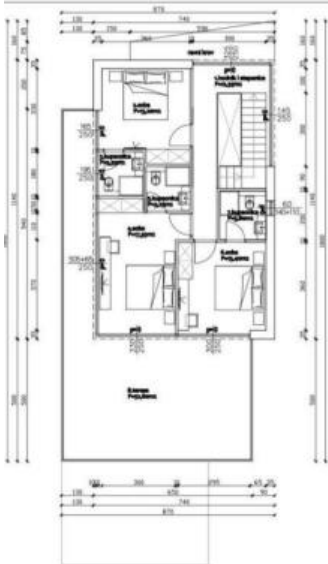


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Real Estate in Croatia

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