

Mini-hotel

Ičići, Kvarner



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|------------------------|-------------------|
| Ref | RE-U-26778 |
| Type | Mini-hotel |
| Region | Kvarner › Opatija |
| Location | Ičići |
| Front line | No |
| Sea view | Yes |
| Distance to sea | 650 m |
| Floorspace | 300 sqm |
| Plot size | 740 sqm |

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|-------------------------|--------------------|
| No. of bedrooms | 7 |
| No. of bathrooms | 6 |
| Price | Price upon request |

Great property of 4 apartments in Ičići, 650 meters from the sea!

Presenting an exclusive opportunity for those with a penchant for elegance and comfort—a stunning detached house nestled in the serene surroundings of Ičići, within easy reach of the enchanting Opatija. We are glad to offer a freestanding oasis that captivates with its panoramic views, comfort, and proximity to the sea.

This remarkable house, spanning two floors with a total area of 300m², provides a sanctuary with 7 bedrooms. Situated on a 740m² plot, the property boasts an enchanting garden with various spaces for relaxation and socializing, a spacious parking area, and elegant gazebos perfect for creating unforgettable barbecue moments. The garden presents an opportunity for a swimming pool, elevating the overall luxurious ambiance of this residence.

The room layout is impeccably designed—the ground floor features an apartment with 3 spacious bedrooms, while the lower ground floor hosts an additional bedroom apartment with direct access to the garden. Ascending an internal staircase to the first floor reveals two more apartments with a total of 3 elegantly decorated bedrooms.

Abounding with balconies accessible from multiple rooms, the house offers a breathtaking view of the sea from the southern terraces and the ground floor garden. In impeccable condition and awaiting new owners, the interior invites a personal touch to refresh the furniture, allowing for customization to suit individual tastes.

Central heating via an oil stove ensures a pleasant atmosphere, and solar panels on the roof contribute to environmental consciousness and hot water production. The location, a mere 2-minute drive from the sea, Ičići beach, or a downhill 10-minute walk (650m as the crow flies), positions this property as an ideal choice for investment in a vacation home or apartments.

Price is over 700 000 eur, please, do not hesitate to inquire about the price.

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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Tel: +385 91 357 3071 Viber, Whatsapp
adrionikainfo@gmail.com
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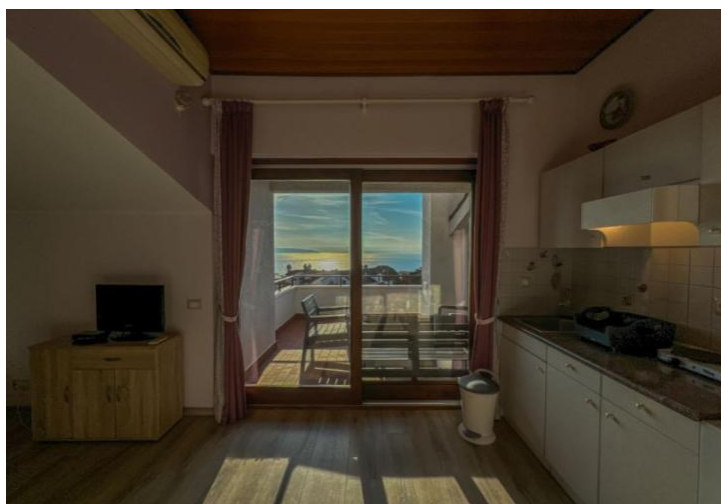
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