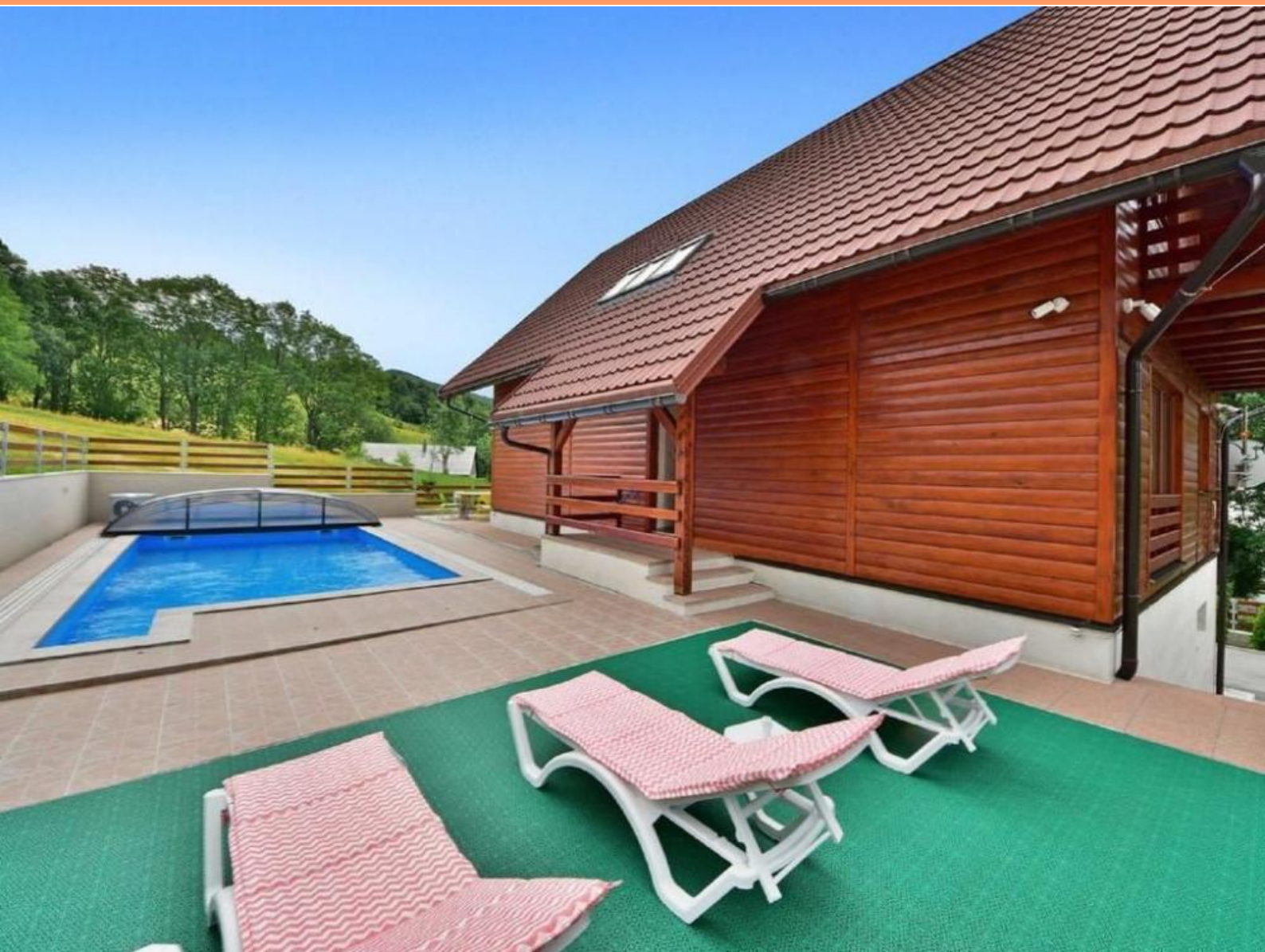


# House

Begovo Razdolje, Mrkopalj, Kvarner



<b>Ref</b>	RE-U-4233
<b>Type</b>	House
<b>Region</b>	Kvarner > Rijeka
<b>Location</b>	Begovo Razdolje, Mrkopalj
<b>Front line</b>	No
<b>Sea view</b>	No
<b>Floorspace</b>	300 sqm
<b>No. of bedrooms</b>	4
<b>No. of bathrooms</b>	4

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# House

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**Price**

€ 500 000

# House

## Begovo Razdolje, Mrkopalj, Kvarner



Begovo Razdolje, situated in Gorski Kotar within the Municipality of Mrkopalj, stands as the only inhabited place in Croatia located above a thousand meters, at an elevation of 1078 meters. Nestled on the western slopes of Bjelolasica, this high-altitude settlement boasts the highest snowfall in Croatia and a pristine natural environment, making it an excellent foundation for designing a modern tourist offering.

Begovo Razdolje's advantages include its good road connections, excellent infrastructure (including electricity, water supply, and telephone services), and its proximity to Rijeka and Zagreb, especially with the completion of the highway. While its geographical advantages are undoubtedly its most significant assets, the village also boasts a well-preserved architectural heritage and other socio-cultural features, such as indigenous dialects and traditional home crafts. The combination of these factors lends Begovo Razdolje a captivating charm and positions it as a significant tourist potential in Croatia. In recent years, the village has begun to establish itself as a tourist destination, offering excellent conditions for the development of mountain tourism and providing ideal opportunities for rural tourism and active holidays, including cycling, hiking, mountaineering, hunting, skiing, cross-country skiing, camping, orienteering, and mushrooming.

For sale is a villa located in a tranquil and attractive setting in Begovo Razdolje, complete with a pool and sauna, with a total area of 300 m<sup>2</sup> spread across three floors, each measuring 100 m<sup>2</sup>. The villa comprises four bedrooms, four bathrooms, a living room, a beautiful garden, and a terrace. Currently in the tourist rental phase, this property presents a fantastic opportunity for future investment. The villa features a garden, an outdoor pool, and pool views.

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.

# House

Begovo Razdolje, Mrkopalj, Kvarner



Price per m<sup>2</sup>:  
1667 €

Average price/m<sup>2</sup> of this type  
in this region:  
2051 €

Median price/m<sup>2</sup> of this type  
in this region:  
1961 €

Average price/m<sup>2</sup> of this type  
in Croatia:  
2883 €

Median price/m<sup>2</sup> of this type  
in Croatia:  
2590 €



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