

Hotel u srcu Istre s prekrasnim pogledom na prirodu, Pazin, Commercial property



Seller Info

Name: Dogma Nekretnine
First Name: Dogma
Last Name: Nekretnine
Company Name: Dogma nekretnine d.o.o.
Service Type: Selling and renting
Website: <https://dogma-nekretnine.com>
Country: Croatia
Region: Primorsko-goranska županija
City: Rijeka
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About us: DOGMA nekretnine d.o.o. is an experienced and licensed agency specializing in real estate. We have been present in this business for more than 20 years - from a small agency with only two employees through many years of work and effort, we have grown into a company with over 80 employees. In that period, with our work and attitude towards clients and business, we became the leading agency in the Primorje-Gorski Kotar County and the leading in Croatia. The Agency currently operates at the following locations: headquarters in Rijeka, F. la Guardia.6, branch office within the Tower Center Rijeka, J.P.Kamova 81a (4th floor), branch office in Opatija, Maršala Tita 97, branch office in Labin, Ulica Slobode 3; branch office in Umag, Joakima Rakovca 4, branch office in

Pula, Anticova 5 and in Zagreb,
Ulica grada Vukovara 284
(Almeria building D). Our
teams are at your disposal in all
locations!

Listing details

Common

Title:	Hotel u srcu Istre s prekrasnim pogledom na prirodu
Property for:	Sale
Office space type:	catering
Property area:	745 m ²
Floor:	3
Bedrooms:	32
Bathrooms:	26
Price:	1.00 €
Updated:	Apr 15, 2024

Condition

Built:	1967
Last renovation:	2019

Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Pazin
City area:	Stari Pazin
ZIP code:	52000

Permits

Ownership certificate:	yes
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Additional information

Energy efficiency:	In preparation
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Parking

Number of parking spaces:	7
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Description

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The town of Pazin is the administrative center of the Istrian county, and preserves a rich tradition. It is only thirty kilometers away from the famous tourist pearls of Rovinj, Poreč and Rabac. The lush greenery of central Istria is one of the few regions in the Mediterranean that is adorned with quality untouched landscape, mythical landscapes and medieval towns. From the famous Pazin pit, a version of adrenaline and real fun, to cycling and hiking trails. This charming town in the heart of Istria offers all of this. On top of a hill with a view of the city and the surrounding area, there is a hotel with a well-established long-term business that is looking forward to a new owner. The hotel with an area of 745 m² is located on a plot of land with a total square footage of 3360 m². Considering the position and the luxurious square footage of the land with possible construction / upgrading, it gives a handful of possibilities to the new owner. The hotel is spread over 3 floors, the ground floor with two above-ground floors. The main entrance to the hotel is located on the 2nd floor, and the glass wall with a view of nature is responsible for the first impression, which is located at the very entrance to the hotel, more precisely in the reception area. Below is a corridor and a staircase that leads to the hotel rooms, a total of 26 based on single, double and double beds. Possible hotel accommodation capacity of 45 guests. The rooms are distributed over 3 floors. 16 accommodation units were renovated in 2019, while the other 10 accommodation units require adaptation. The hotel has 2 restaurants, the first is located on the second floor, next to the reception, which has a glass "gallery" with a guaranteed good view, while the second restaurant is located on the ground floor. The restaurant on the ground floor had an additional source of income from local residents during various family celebrations, while the main restaurant, in addition to full board for hotel guests, can offer breakfast, lunch and/or dinner for outside guests. In agreement with the current owner, in addition to the land, it is possible to agree on an additional 836 m² of construction land with a view that offers the possibility of building additional buildings, houses, apartments or residences. The building is certainly worth attention, and serious investors will certainly find the potential and vision of the arrangement in this interesting property. For additional information and a tour of the property, please contact; FILIP MARIĆ +385913355350 maricfilip88@gmail.com ID CODE: IS1507530

Additional contact info

Reference Number: 466241
Agency ref id: IS1507530