

## OPATIJA, VEPRINAC- moderna villa, 395 m2, POGLED!!, Opatija - Okolica, House



### Seller Info

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First Name: Agencija  
Last Name: Dux nekretnine  
Company Name: DUX NEKRETNINE d.o.o.  
Service Type: Selling and renting  
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Region: Primorsko-goranska županija  
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About us: Dux nekretnine agency operates with the aim of raising the quality of real estate brokerage to a higher level of professionalism and mutual satisfaction of the parties with which it cooperates. How do we do that? We approach each client humanely and professionally in order to facilitate one of the biggest and most important decisions in life - buying real estate. Our offer includes a wide range of high quality and very attractive properties in the Kvarner, Istria, islands and wider surroundings in order to satisfy the refined tastes of our longtime customers. The buying and selling process takes place at the highest level of quality with our reliability and commitment to each individual client. Our job is not done until we see a smile on the faces of clients. And even then

because we like to stay in touch  
even after the contract is signed  
- because our mission is more  
than just a job.

## Listing details

### Common

Title:	OPATIJA,VEPRINAC- moderna villa, 395 m2, POGLED!!
Property for:	Sale
House type:	detached
Property area:	395 m <sup>2</sup>
Lot Size:	711 m <sup>2</sup>
Number of Floors:	1
Bedrooms:	6
Bathrooms:	4
Price:	1,390,000.00 €
Updated:	Nov 10, 2024

### Condition

Newbuild:	yes
Built:	2023

### Location

Country:	Croatia
State/Region/Province:	Primorsko-goranska županija
City:	Opatija - Okolica
City area:	Veprinac
ZIP code:	51410

### Permits

Building permit:	yes
Location permit:	yes
Ownership certificate:	yes

### Additional information

Energy efficiency:	In preparation
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### Parking

Garage:	yes
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Number of parking spaces: 4  
Covered parking space: yes

## Description

Description:

OPATIJA-VEPRINAC We are selling a modern urban villa in a quiet location above Opatija. It consists of a basement, ground floor and first floor. It is located on a plot of 711 m<sup>2</sup>. In the basement there is a wine cellar and garage parking spaces. On the ground floor, which is at the height of the first floor, there is a large living room with an open space concept kitchen and dining room, a large master bedroom of 25 m<sup>2</sup> with a bathroom and toilet. On the first floor there are three more bedrooms, each of which has a bathroom and a room equipped with a sauna, jacuzzi and gym. The villa also has an 8x3 infinity pool with a panoramic view of the sea, a sunbathing area and an outdoor dining area with its own kitchen. For heating and cooling in the villa, floor heating will be installed in all rooms that have a ceramic surface on the heat pump and air conditioners. The house also has two outdoor parking spaces. Completion is predicted for 06/2024, and the future buyer can choose internal sanitary ware and ceramics according to his wishes. All rooms offer a beautiful panoramic view of the sea. Excellent modern villa under construction in a rare and quiet location. AGENT'S RECOMMENDATION!!! Dear clients, the agency commission is charged in accordance with the General Business Conditions: [www.dux-nekretnine.hr/opci-uvjeti-poslovanja](http://www.dux-nekretnine.hr/opci-uvjeti-poslovanja) ID CODE: 24000

## Additional contact info

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