

## ISTRA, POREČ - Hotel sa bazenom i prostranom okućnicom!, Poreč, Commercial property



### 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  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Rijeka  
ZIP code: 51000  
Address: Tizianova 8  
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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:	ISTRA,POREČ - Hotel sa bazenom i prostranom okućnicom!
Property for:	Sale
Office space type:	catering
Property area:	1100 m <sup>2</sup>
Number of Floors:	1
Floor:	1
Bedrooms:	20
Bathrooms:	16
Price:	2,075,000.00 €
Updated:	Nov 13, 2024

### Condition

Built:	2000
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### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Poreč
City area:	Buići
ZIP code:	52440

### Permits

Ownership certificate:	yes
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### Heating

Central heating:	yes
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### Parking

Number of parking spaces:	7
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### Description

Description:	ISTRIA, POREČ - Hotel with pool and spacious garden! Only 3 km away from the center of Porec, this beautiful hotel is for sale. It is located in an idyllic location not far from the sea and surrounded by lush and fragrant Mediterranean vegetation. The complex consists of 5,000 m <sup>2</sup> of land and about 1,100 m <sup>2</sup> of business /
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residential space. It consists of two buildings. The first part is a smaller building, where there is a restaurant on the ground floor and an apartment on the first floor. The second part is a categorized hotel \*\*\* with currently 8 x 1/2 rooms, 4 x 1/3 rooms and one suite 1 x 1/4, everything is in function with a restaurant and all amenities. Below are three more apartments that can be easily converted into other business content. In that part there is an existing ground floor to which another floor with a dozen rooms can be added. The facility is ideal because it can be adapted to various business needs. The hotel has a large exotic park, swimming pool size 14 x 7m with shower and sun deck. Next to the pool there is a smaller facility with fitness facilities. It is possible to install another 4-5 modern prefabricated bungalows on the plot. All rooms are equipped with central heating, air conditioning, TV and have their own terrace. From the first floor, the rooms have a sea view. On the ground floor of the building there is a restaurant with an outdoor terrace where you can enjoy until late at night during the summer months. There is its own spacious parking lot Since the building is intended for residential - business activities, the new owner in accordance with their wishes has the possibility of conversion. The position and proximity of facilities such as equestrian center, bowling alleys, numerous restaurants with local dishes and other specialties, various bike and wine trails, make this hotel even more popular because it allows for various activities and ideal year-round business. ID CODE: 12010

### Additional contact info

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