

## OPATIJA, IČIĆI - vrhunska kuća s 4 apartmana, vrt, blizina mora i Opatija, Opatija - Okolica, House



### Seller Info

Name: Agencija Dux nekretnine  
E-mail: [info@dux-nekretnine.hr](mailto:info@dux-nekretnine.hr)  
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  
Mobile: 385 91 480 8808  
Phone: 385 51 518 174  
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, IČIĆI - vrhunska kuća s 4 apartmana, vrt, blizina mora i Opatija
Property for:	Sale
House type:	detached
Property area:	300 m <sup>2</sup>
Lot Size:	740 m <sup>2</sup>
Bedrooms:	7
Price:	1.00 €
Updated:	Jul 10, 2024

### Location

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



### Permits

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

### Heating

Central heating:	yes
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### Parking

Number of parking spaces:	4
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### Description

Description:	OPATIJA, IČIĆI - beautiful private house with a view near the sea and Opatija We proudly present an exclusive opportunity for lovers of elegance and comfort - a beautiful detached house located in the quiet surroundings of Ičići, within easy reach of the magical Opatija. With this rare offer, DUX real estate presents you with a free-standing oasis that entices with its view, comfort and proximity to the sea. The house is an exceptional opportunity for investors looking for top-quality apartments near the sea. This imposing house, extending over two floors with a
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total of 300m<sup>2</sup>, offers a haven with 7 bedrooms. On the land of 740m<sup>2</sup> there is an enchanting garden with plenty of places to relax and socialize, a large parking lot and elegant gazebos ideal for unforgettable barbecue moments. The garden offers the possibility of building a swimming pool, adding to the luxurious feel of this home. The layout of the rooms is perfectly designed - the ground floor offers an apartment with 3 spacious bedrooms, while on the lower ground floor there is an apartment with an additional bedroom, exiting to the garden. On the first floor, which is reached by an internal staircase, there are two more apartments with a total of 3 elegantly decorated bedrooms. The house abounds with balconies that can be accessed from several rooms, offering a spectacular view of the sea from the southern terraces and the garden on the ground floor. This exceptional home is in immaculate condition, ready for new owners. The interior calls for a personal refresh of the furniture, providing an opportunity for personalization according to one's own taste. Central heating with an oil stove ensures a pleasant atmosphere, while solar panels on the roof of the house contribute to environmental awareness and the production of hot water. The location, just a 2-minute drive from the sea, Ičići beach, or a 10-minute walk downhill, 650m as the crow flies, makes it a perfect choice for an investment in a holiday home or apartments. Dear clients, the agency commission is charged in accordance with the General Terms and Conditions. [www.dux-nekretnine.hr/opci-uvjeti-poslovanja](http://www.dux-nekretnine.hr/opci-uvjeti-poslovanja) ID CODE: 26778

### Additional contact info

Reference Number: 558344  
Agency ref id: 26778