

## OPATIJA - villa sa bazenom 1. red do mora - unikatna nekretnina na tržištu!

### Opatija, House



#### Seller Info

Name: Agencija Dux nekretnine  
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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:	OPATIJA - villa sa bazenom 1. red do mora - unikatna nekretnina na tržištu!
Property for:	Sale
House type:	detached
Property area:	1363 m <sup>2</sup>
Lot Size:	1009 m <sup>2</sup>
Number of Floors:	4
Bedrooms:	22
Bathrooms:	10
Price:	1.00 €
Updated:	Jul 30, 2024

### Condition

Newbuild:	yes
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### Location

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

### Permits

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

### Additional information

Energy efficiency:	A+
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### Heating

Central heating:	yes
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## Parking

Number of parking spaces: 7

## Description

Description:

OPATIJA - villa with pool 1st row to the sea. This unique property on the market consists of: 4 living rooms, 4 kitchens, 11 bedrooms, 10 bathrooms, 3 toilets, 1 storage room, 1 fitness gym, 1 swimming pool, 1 basement, 1 boiler room, 1 elevator, 8 parking spaces, all installed materials, floor and wall coverings are of the highest standards. . The villa is equipped with: -top heating-cooling system, -alarm system, -armored doors and windows, -remote control of blinds -Swarovski wall and ceiling chandeliers The villa has a total of 4 floors that are connected with an internal staircase and an internal elevator. The villa has a swimming pool, an outdoor summer house with a kitchen, and a mini bar. The plot has a total size of 1090m2. Opatija: Opatija, a beautiful coastal town located on the Adriatic Sea, is a famous tourist destination for tourists from all over the world. The city is surrounded by beautiful nature, at the foot of the Učka mountain. Real estate in Opatija offers a priceless view of the sea and the surrounding islands of Krk and Cres. Opatija is surrounded by charming small towns with old houses located in narrow streets rich in history. The streets of the city of Opatija are made up of properties that stand out with their specific architecture and villas that date from the Habsburg period. A large selection of beaches, crystal clear sea and various tourist services are the key factors that make Opatija a perfect tourist destination recognized by neighboring countries as an excellent investment choice. Real estate prices in this area are rising, rental occupancy is excellent, which has resulted in a return on investment of 5% to 10% and attracting foreign investors. **PROPERTY IN A GREAT AND UNIQUE LOCATION!!!** 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: 2822

## Additional contact info

Reference Number: 578254

Agency ref id: 2822