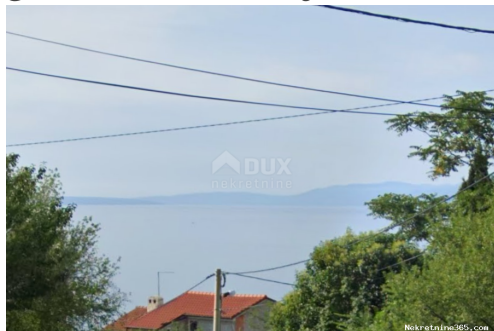


## MARČELJEVA DRAGA, KANTRIDA - stara kuća prizemnica 60m2 + građevinsko zemljište 1341m2 s pogledom na more, Rijeka, House



### 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:	MARČELJEVA DRAGA, KANTRIDA - stara kuća prizemnica 60m2 + građevinsko zemljište 1341m2 s pogledom na more
Property for:	Sale
House type:	detached
Property area:	60 m <sup>2</sup>
Lot Size:	1341 m <sup>2</sup>
Number of Floors:	1
Bedrooms:	4
Bathrooms:	1
Price:	320,000.00 €
Updated:	Oct 25, 2024

### Location

Country:	Croatia
State/Region/Province:	Primorsko-goranska županija
City:	Rijeka
City area:	Marčeljeva Draga
ZIP code:	51000



### Permits

Ownership certificate:	yes
------------------------	-----

### Parking

Number of parking spaces:	7
---------------------------	---

### Description

Description:	MARČELJEVA DRAGA, KANTRIDA - old single-storey house 60m2 + building plot 1341m2 with sea view Old single-storey house 60m2 is 280m from the sea as the crow flies, has an open view of the sea and a southern orientation. The land around the house is a total of 1341m2, of which approx. 740m2 is in the construction zone, while the rest is in the green belt (it cannot be built on - it can be a yard, garden, orchard, tennis court, swimming pool, etc.) The land around the house is configured in a mild fall. The house is located in a quiet and peaceful location and right next to the paved road. All utilities to the field. Clean and tidy property. The land is partially cleared and ready for construction. The future built property on this plot would have a view of the sea even from the ground floor, but
--------------	---

from the first floor there would be a panoramic open view of the sea, the entire Kvarner Bay and the islands. This property is 280m from the sea as the crow flies, or 800m by car (about 2 minutes). A good opportunity for investors who are engaged in the construction of apartments / houses for rent - holidays with a swimming pool, but also for those who would like to build a family house in a quiet, peaceful environment. **A UNIQUE PROPERTY DEFINITELY WORTH YOUR ATTENTION IN A GREAT LOCATION!!!** KANTRIDA: The westernmost district of Rijeka, full of potential, got its name from the word 'chair' - a large stone block located on the site of the former market and former quarries. Over time, Kantrida has always been a harmonious combination of industry and tourism. It grew together with the shipyard in '3. maj', which has existed since 1892. The symbols of this part of the city are certainly the impressive swimming pool complex that is used for practicing water sports and the stadium complex that offers the opportunity to practice other types of sports. The swimming pool complex located on the beach is an architecturally interesting space that offers wide opportunities for practicing water sports, sports recreation for citizens and high-quality preparation and competitions for athletes. It is a sports-recreational-entertainment complex of five pools of different dimensions equipped to meet the highest standards. Next to the swimming pool, there are numerous accompanying facilities, so we can confidently declare it an attractive place for recreation and entertainment. The Kantrida Stadium is located between the 3rd May Sports and Recreation Center, the Kantrida Athletic Hall and the Kantrida Swimming Pool. The main purpose of the stadium is for football and athletics, and the facility is also occasionally used for concerts and tournaments. In its immediate vicinity there is a beach volleyball court and the beach 'Igralište', which is also arranged as a beach for dogs. Kindergartens, a school, good traffic connections with the city center, an offer of places for socializing and entertainment, a comprehensive Cultural Center, cultural and entertainment facilities and an abundance of beaches provide exceptional harmony to this part of the city of Rijeka. The history of the elementary school "Kantrida" begins in 1909, when the Croatian public school was founded. Every year, at various competitions and meetings, the school achieves notable results, while hard-working teachers work devotedly on the upbringing and education of students. Through regular classes, thematic projects and workshops for students and parents, they continuously cover various topics. Kantrida is characterized by good transport and communal infrastructure, availability of schools and kindergartens, shops, banks, post offices and green areas. In addition to all of the above, there is also a Retirement Home in Kantrida - one of the most beautiful in Croatia. There are no large shopping centers on Kantrida, but that's why there are plenty of small shops that are optimal for 'quick shopping'. Also, there is an excellent offer of places for socializing and entertainment, in which, in addition to cafes and restaurants, the pottery shop and the House of Culture stand out. In addition to the already mentioned symbols of Kantrid, skyscrapers towered over the coast, whose tenants renovated their facades in the colors of the HNK "Rijeka" jersey, thus becoming one of the symbols of the smoggy city. 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: 29922

### Additional contact info

Reference Number: 605283  
Agency ref id: 29922  
Contact phone: +385 91 270 3979