

## Opatija 45 m2 šarmantan stan sa vrtom!, Opatija, Flat



### Seller Info

Name: Camelia Real Estate  
First Name: Camelia  
Last Name: Real Estate  
Company Name: Camelia Real Estate d.o.o.  
Service Type: Selling and renting  
Website: <https://www.camelia.hr>  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Opatija  
City area: Opatija  
ZIP code: 51410  
Address: Ulica Maršala Tita 139  
Mobile: 0038598389101  
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About us: Camelia real estate d.o.o. offers

a large selection of carefully selected properties in Opatija, the Opatija Riviera, Istria and Gorski Kotar; from elite villas, exclusive apartments, perfectly positioned houses and apartments by the sea, to attractive plots of land, which are a great investment potential.

Our offer includes penthouses and luxury apartments in new buildings with panoramic views and accompanying amenities and infrastructure, villas with swimming pools and landscaped gardens, and various plots of land with potential.

Our experienced agents with a license will help you in the entire process of buying and selling, from consultation to actual realization with a whole team of legal experts, architects, interior designers.

Reg No.: 102/2018

## Listing details

## Common

Title:	Opatija 45 m2 šarmantan stan sa vrtom!
Property for:	Sale
Property area:	45 m <sup>2</sup>
Number of Floors:	2
Bedrooms:	3
Bathrooms:	1
Garden area:	30 m <sup>2</sup>
Price:	285,000.00 €
Updated:	Jul 24, 2024

## Condition

Built:	1930.
Last renovation:	2023.

## Location

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



## Permits

Building permit:	yes
Ownership certificate:	yes

## Additional information

Energy efficiency:	In preparation
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## Description

Description:	<p>Opatija very charming apartment near the sea! This extremely attractive property is located in the wider center of Opatija on the ground floor of an old Opatija villa and covers 45 m<sup>2</sup>. The apartment with a very functional layout has 2 bedrooms, a bathroom with a shower cabin, a fully equipped kitchen and dining area, and a small living room. Despite its small size with two bedrooms, the apartment is almost ideal for tourist rentals throughout the year. It was completely renovated last year, is modern and very comfortable, with the additional bonus being the outdoor area, i.e. the landscaped garden, which is surrounded by greenery and is an ideal place for gatherings with barbecue and a glass of wine. High-quality materials were used for the complete renovation, and heating and cooling are</p>
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provided by air conditioning units. Although there is no private parking and the property cannot be accessed directly by car, we consider it to have great potential in terms of investment and usability, and we highly recommend it! ID CODE: 640

### **Additional contact info**

Reference Number: 606037

Agency ref id: 640