

SAVRŠENA INVESTICIJA! DVOETAŽNI STAN U STAROJ GRADSKOJ JEZGRI SPLITA, Split, Flat



Seller Info

Name: Dogma Nekretnine
First Name: Dogma
Last Name: Nekretnine
Company Name: Dogma nekretnine d.o.o.
Service Type: Selling and renting
Website: <https://dogma-nekretnine.com>
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Region: Primorsko-goranska županija
City: Rijeka
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About us: DOGMA nekretnine d.o.o. is an experienced and licensed agency specializing in real estate. We have been present in this business for more than 20 years - from a small agency with only two employees through many years of work and effort, we have grown into a company with over 80 employees. In that period, with our work and attitude towards clients and business, we became the leading agency in the Primorje-Gorski Kotar County and the leading in Croatia. The Agency currently operates at the following locations: headquarters in Rijeka, F. la Guardia.6, branch office within the Tower Center Rijeka, J.P.Kamova 81a (4th floor), branch office in Opatija, Maršala Tita 97, branch office in Labin, Ulica Slobode 3; branch office in Umag, Joakima Rakovca 4, branch office in

Pula, Anticova 5 and in Zagreb,
Ulica grada Vukovara 284
(Almeria building D). Our
teams are at your disposal in all
locations!

Listing details

Common

Title:	SAVRŠENA INVESTICIJA! DVOETAŽNI STAN U STAROJ GRADSKOJ JEZGRI SPLITA
Property for:	Sale
Property area:	92 m ²
Floor:	3
Bedrooms:	4
Bathrooms:	3
Price:	595,000.00 €
Updated:	Jun 06, 2024

Location

Country:	Croatia
State/Region/Province:	Splitsko-dalmatinska županija
City:	Split
City area:	Grad
ZIP code:	21000

Permits

Ownership certificate:	yes
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Description

Description:	<p>For sale: a two-story apartment of 92 m² (gross area: 115 m²) converted into 3 attractive units located in the heart of Split, just 10m from Pjaca, 85m from Diocletian's Palace, and 90m from the sea (Riva). Property details: This property consists of three well-established short-term rental units: Deluxe double room with bathroom (22m²) Deluxe double room with bathroom (22m²) Studio apartment (48m²) - includes a fully equipped kitchen, living room with fireplace, bathroom with tub and walk-in shower, and a bedroom. All units are fully furnished, modernly equipped, air-conditioned, and include flat-screen cable TV, safe, and keycard entry. The apartments were completely renovated in 2014 (including new flooring, installations, sanitary facilities, windows, etc.), and a "mini renovation" is carried out after each season. Location: The property is located in close proximity to the Marmont Heritage Hotel, numerous restaurants, cafes, and shops, while Pjaca and the fish market are just 50 meters away. You or your guests will enjoy strolling along the Riva or exploring Diocletian's Palace, which is only a few minutes' walk away. Additional information: The property owner is a legal entity,</p>
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and ownership and all documents are in order. A lease agreement with Sun Spalato is in place and lasts until the end of this year. The return on investment for a legal entity is 6%. If an individual were to purchase the property and manage the apartments independently, the return on investment could be up to 11%. Don't miss the opportunity to become the owner of this exceptional property in the center of Split! Contact me for more information or to arrange a viewing. Agent: Ivana Filipović Grčić Contact: 091 5327 295 Email: ivana.grcic@dogma-nekretnine.com Photo credits: Ivan Ivanišević for Sun Spalato ID CODE: ST2684

Additional contact info

Reference Number: 614511
Agency ref id: ST2684