

## OPATIJA, stan 2S+DB s pogledom na more i garažom, Opatija, Flat



### Seller Info

Name: Smart Invest Immobilien  
E-mail: [info@smart-invest.hr](mailto:info@smart-invest.hr)  
First Name: Smart  
Last Name: Invest Immobilien  
Company Name: Smart Invest Immobilien  
Service Type: Selling and renting  
Website: <http://www.smart-invest.hr/>  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Opatija  
City area: Opatija  
ZIP code: 51410  
Address: Ive Kirigina 1  
Mobile: 099/320-0008  
About us: Founded and owned by luxury real estate broker Milan Mandić, Smart Invest Properties is a top-producing luxury real estate agency in Europe - Croatia – Riviera of Opatija offering clients white-glove treatment, innovative marketing strategies, integrity and overall professionalism.

Smart Invest Properties is led by Milan Mandić who offers his unwavering work ethic, extensive background in the real estate finance and development industries and proven track record of delivering excellent service to his clients. Milan is sought-after by powerful professionals and influential individuals from all over the world for his extensive, unparalleled expertise in the Croatia – Riviera of Opatija and Istria

real estate market.

Smart Invest Properties serves clients throughout Riviera of Opatija, town Rijeka, Istria and Island Krk prime residential areas including Opatija, Lovran, Volosko, Rijeka, Istria, Island Krk and is working on some other parts of Croatia like main town Zagreb and Dalmatia together with their partners agency.

In addition to serving the Riviera of Opatija real estate market, Smart Invest Properties strongly believes that giving back to the community is extremely important.

Smart Invest Properties – Real estate agency participate in many local and international Real estate Fairs ( Rexpo show – Zagreb - Croatia, International Moscow Property Show - Russia, International Property Show – London – UK, LPS Shangai Luxury Property Show - China, Munchen Property Show - Germany, MIPIM World property market Show Cannes, etc.)

Reg No.: 110/2010

## Listing details

### Common

|                   |  |
|-------------------|--|
| Title:            | OPATIJA, stan 2S+DB s pogledom na more i garažom |
| Property for:     | Sale   |
| Property area:    | 91 m <sup>2</sup>                                |
| Floor:            | 1  |
| Number of Floors: | 3  |
| Bedrooms:         | 3  |
| Bathrooms:        | 1  |

Balcony area: 10 m<sup>2</sup>  
Price: 530,000.00 €  
Updated: Jul 22, 2024

## Condition

Newbuild: yes  
Built: 2014

## Location

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

## Permits

Ownership certificate: yes



## Additional information

Energy efficiency: In preparation

## Parking

Garage: yes

## Description

Description: OPATIJA, for sale is a comfortable apartment, 2 bedrooms + living room, in a luxurious new building near the sea and the center of Opatija! Located in an excellent position just a few minutes' walk away from the sea and the center of Opatija with all the necessary facilities, this superb property offers you modern design, luxurious elegance and comfort, and with its modern architectural style and the finest materials, it sets new standards of luxury. APARTMENT 5 • 2 bedrooms, 1 bathroom, 1 toilet • total area of the apartment with secondary parts: 91.57 m<sup>2</sup> • total net usable area of the apartment with secondary parts: 79.23 m<sup>2</sup> • interior area of the apartment: 61.50 m<sup>2</sup> • loggia: 10.80 m<sup>2</sup> • 1 garage parking space no. 9: 15.57 m<sup>2</sup> • storage room SP-S1: 3.70 m<sup>2</sup> The apartment is located on the first floor and consists of a bathroom, toilet, storage room, 2 bedrooms, living room with kitchen and dining room, and loggia. The apartment also has a separate storage room and one parking space in the garage, which gives you additional convenience. PRICE The stated price refers to a completely finished apartment on a turnkey basis, without furniture. The price includes 25% VAT, the buyer doesn't

pay the real estate transfer tax. In case of buying on a legal entity registered in Croatia it is possible to refund full VAT after the purchase. For more information and a viewing appointment call: +385/99/320-0008 ID CODE: 14874

### **Additional contact info**

Reference Number: 626175  
Agency ref id: 14874  
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