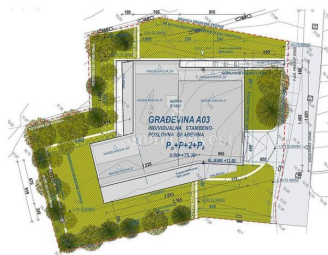


## OPATIJA, teren s dozvolom za višestambenu izgradnju, Opatija, Land



### 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, teren s dozvolom za višestambenu izgradnju
Property for:	Sale
Land type:	Building lot
Property area:	1011 m <sup>2</sup>
Price:	1,150,000.00 €
Updated:	Jul 30, 2024

## Location

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

## Permits

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



## Description

Description: OPATIJA, for sale is a building land plot of 1,011 m<sup>2</sup> with a permit for multi-apartment construction. Located in an extremely attractive location and only 350 m away from the sea and beaches, this land represents an excellent investment opportunity and allows you to create an oasis of comfort and elegance, which will provide future tenants with an unforgettable experience of living in a peaceful natural environment and at the same time close to the sea and the center of Opatija. In addition to the attractive location, this plot stands out with a beautiful view of the sea. A location permit was obtained and documentation for the construction of a building with 11 residential units was submitted. The future planned building should have approx. 1,500 BRP. The building consists of: • basement: garage with 17 garage parking spaces • ground floor: 2 apartments apartment east - 103.40 m<sup>2</sup>, 3 bedrooms + living room (85 m<sup>2</sup> apartment + 18.4 m<sup>2</sup> garden) apartment west - 204.30 m<sup>2</sup>, 4 bedrooms + living room (142 m<sup>2</sup> + 62.30 m<sup>2</sup> garden) • 1st floor: 4 apartments apartment northwest - 65 m<sup>2</sup>, 1 bedroom + living room (48.90 m<sup>2</sup> + 16.10 m<sup>2</sup> terrace) apartment west - 122.80 m<sup>2</sup>, 3 bedrooms + living room (88.30 m<sup>2</sup> + 34.50 m<sup>2</sup> terrace) apartment northeast - 28.90 m<sup>2</sup>, 1 bedroom + living room apartment east - 53.80 m<sup>2</sup>, 1 bedroom + living room (41.70 m<sup>2</sup> + 12.10 m<sup>2</sup> terrace) • 2nd floor: 4 apartments apartment northwest - 65 m<sup>2</sup>, 1 bedroom + living room (48.90 m<sup>2</sup> + 16.10 m<sup>2</sup> terrace) apartment west - 122.80 m<sup>2</sup>, 3 bedrooms + living room (88.30 m<sup>2</sup> + 34.50 m<sup>2</sup> terrace) apartment northeast - 39.50 m<sup>2</sup>, 1 bedroom + living room apartment east - 53.80 m<sup>2</sup>, 1 bedroom + living room (41.70 m<sup>2</sup> + 12.10 m<sup>2</sup> terrace) • 3rd floor: penthouse of 290.30 m<sup>2</sup>, 4 bedrooms + living room (227.60 m<sup>2</sup> + three terraces with a total area of 62.70 m<sup>2</sup>) This is a unique investment opportunity for the construction of a luxury residential building in a quiet location with a beautiful view of the sea, just a few minutes' walk away from the sea! For more information and a viewing appointment, call: +385/99/320-0001 ID CODE: 15009

## Additional contact info

Reference Number: 628973

Agency ref id: 15009  
Contact phone: +385(0)99/320-0001