

## Otok Krk, Risika - kuća za renovaciju s velikim potencijalom, 90 m2, Vrbnik, House



### Seller Info

Name:	Kaiser Immobilien
First Name:	Kaiser
Last Name:	Immobilien
Company Name:	Kaiser Immobilien d.o.o.
Service Type:	Selling and renting
Website:	<a href="https://kaiser-immobilien.hr/">https://kaiser-immobilien.hr/</a>
Country:	Croatia
Region:	Primorsko-goranska županija
City:	Opatija
ZIP code:	51410
Address:	Maršala Tita 97
Mobile:	00385992140008
Phone:	0038551823491
About us:	The professional team of experts for exclusive real estate of the agency KAISER IMMOBILIEN becomes a partner for clients in a pleasant, undisturbed, discreet and intimate atmosphere. We strive to meet the highest standards and with great commitment we find the perfect property for you. With our expertise, dedication, our instinct and knowledge of the regional market, you can build your dream property in the locations of Kvarner, Istria, Dalmatia and the whole of Croatia. We advise you from the first appointment to the conclusion of the contract and beyond. Each client is approached individually with maximum trust.

The founders of the agency are Silviya Panuccio and Dean Luić.

Leave it to our team of experts

who know every challenge on  
the way to the best real estate.

Our focus is quality, safety and  
finding the perfect property for  
the money invested.

Reg No.: 133/2024

## Listing details

### Common

Title:	Otok Krk, Risika - kuća za renovaciju s velikim potencijalom, 90 m2
Property for:	Sale
House type:	semi-detached
Property area:	90 m <sup>2</sup>
Lot Size:	200 m <sup>2</sup>
Number of Floors:	3
Bedrooms:	3
Bathrooms:	1
Price:	170,000.00 €
Updated:	Oct 03, 2024

### Condition

Last renovation: 2008

### Location

Country:	Croatia
State/Region/Province:	Primorsko-goranska županija
City:	Vrbnik
City area:	Risika
ZIP code:	51516

### Permits

Building permit:	yes
Ownership certificate:	yes



### Additional information

Energy efficiency: In preparation

### Parking

Number of parking 1

spaces:

## Description

Description:

The Kaiser Immobilien agency presents an adapted antique in the vicinity of Vrbnik on the island of Krk. The house consists of a ground floor and two floors. On the ground floor there is a tavern and a storage room, which can be converted into an apartment after renovation. On the first floor there is 1 bedroom, living room, kitchen, bathroom and terrace. On the second floor there is a room and a spacious terrace with a view of the sea. The property has a spacious garden, on which it is possible to build a swimming pool. Also, there is an additional space of 52 m<sup>2</sup> that currently serves as a storage room, but can be repurposed according to needs. Although it requires some renovation, this property offers excellent investment potential. By renovating and decorating the space, you can create attractive apartments or holiday homes that would attract tourists. 1 parking space is provided for vehicles. The property is located in a quiet environment, only 600 meters from the sea. There is a store and public transportation nearby, which provides convenience for residents. The property is located in the immediate vicinity of larger settlements that offer numerous facilities, and is only a 15-minute drive from them. This means that residents can enjoy a peaceful environment, but also easily access various facilities and activities in larger settlements. Taking into account all the mentioned facts, this property has the potential to attract interested buyers and investors who recognize the value of this investment. For more information, contact an agent. ID CODE: 118-019

## Additional contact info

Reference Number: 648467  
Agency ref id: 118-019