

## Opatija, centar - Sunčani stan u Opatijskoj vili 100 m<sup>2</sup> + garaža 29m<sup>2</sup>, Opatija, Flat



### Seller Info

Name: Kaiser Immobilien  
First Name: Kaiser  
Last Name: Immobilien  
Company Name: Kaiser Immobilien d.o.o.  
Service Type: Selling and renting  
Website: <https://kaiser-immobilien.hr/>  
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:	Opatija, centar - Sunčani stan u Opatijskoj vili 100 m2 + garaža 29m2
Property for:	Sale
Property area:	92 m <sup>2</sup>
Number of Floors:	2
Bedrooms:	3
Bathrooms:	1
Terrace area:	30 m <sup>2</sup>
Price:	440,000.00 €
Updated:	Nov 18, 2024

### Condition

Built: 1912

### Location

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

### Permits

Ownership certificate: yes

### Additional information

Energy efficiency: In preparation



### Heating

Central heating: yes

### Parking

Garage: yes  
Number of parking spaces: 2

## Description

Description:

Kaiser Immobilien puts on the market a beautiful apartment in the center of Opatija. It is located on the ground floor of the building, which has two more floors above. The apartment has a large, spacious terrace of 30 m<sup>2</sup> under which there is a garage, which is truly unique for the very center of Opatija. There is another 15 m<sup>2</sup> of uncovered parking in front of the garage. The area of the apartment is 70 m<sup>2</sup>, it consists of two bedrooms, kitchen, living room, bathroom and toilet. The apartment also has two woodsheds located one floor below, each 12 m<sup>2</sup>, a total of 24 m<sup>2</sup>. Heating is central with pellets. The terrace offers a partial view of the sea. It is located in a quiet street with lots of greenery. The roof is new, and the facade is in very good condition. It takes 5 minutes to walk to the nearest beach. Call for a viewing of this unique apartment in the very center! ID CODE: 109-117

## Additional contact info

Reference Number: 648475  
Agency ref id: 109-117  
Contact phone: +385994555131, +385995677888