

Otok Krk, Omišalj - luksuzna dvojna kuća II, Omišalj, 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: <https://kaiser-immobilien.hr/>
Country: Croatia
Region: Primorsko-goranska županija
City: Opatija
ZIP code: 51410
Address: Maršala Tita 97
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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 Silvija 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, Omišalj - luksuzna dvojna kuća II
Property for:	Sale
House type:	semi-detached
Property area:	204 m ²
Lot Size:	340 m ²
Number of Floors:	1
Bedrooms:	5
Bathrooms:	4
Price:	680,000.00 €
Updated:	Oct 15, 2024

Condition

Built: 2023

Location

Country:	Croatia
State/Region/Province:	Primorsko-goranska županija
City:	Omišalj
City area:	Omišalj
ZIP code:	51513

Permits

Building permit:	yes
Ownership certificate:	yes

Additional information

Energy efficiency: In preparation



Parking

Number of parking 3

spaces:

Description

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Real estate agent mediates the sale of a beautiful semi-detached building located in Omišljica, the first inhabited place after moving from the mainland to the northwestern part of the island of Krk. The concept of this modern semi-detached villa is spread over two floors with a total area of 204 m². On the ground floor there is a spacious living area consisting of a living room, kitchen and dining room, as well as a toilet, a social area and a laundry room. There are four bedrooms and four bathrooms on the first floor. Three rooms have access to spacious covered balconies from which the view extends to the soothing greenery of the nearby forest, given that the building is located on the border with the green belt, and at the same time 500 m from the sea. From the living room you can access a spacious terrace with a garden where there is a swimming pool with a sunbathing area. The building also has three parking spaces. Top quality materials are used in the construction, underfloor heating is implemented via a heat pump, and all rooms are air-conditioned. Completion of the construction is scheduled for the end of 2023. Omišalj is located on an 85-meter high cliff, which gives it a special charm, and it is, along with the city of Krk, the oldest living settlement on the island. Although Omišalj is mentioned in XII. century as "Castrum musculi" (from Latin "Ad musculi" - place of shells) the place has prehistoric foundations. Its development can be traced from the Liburnian and Roman times, through the Frankopan princes of Krk to the present day. In the area of the old city center there was a prehistoric castle (castellum), and in the immediate vicinity there is also the ancient site of Fulfinum, in the nature of a basilica whose basic shape is a Latin cross. It has been preserved up to the height of the roof and is the only preserved sacral object of its type not only on the island of Krk, but also on the entire Croatian coast, and according to some sources, the largest in the Mediterranean. ID CODE: 105-107

Additional contact info

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