

## Cres, Beli – Jedinstvena kuća s dva stana na predivnoj lokaciji, Cres, 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  
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 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:	Cres, Beli – Jedinstvena kuća s dva stana na predivnoj lokaciji
Property for:	Sale
House type:	detached
Property area:	180 m <sup>2</sup>
Number of Floors:	3
Bedrooms:	5
Bathrooms:	3
Price:	389,000.00 €
Updated:	Oct 30, 2024

### Condition

Built: 1900

### Location

Country:	Croatia
State/Region/Province:	Primorsko-goranska županija
City:	Cres
City area:	Beli
ZIP code:	51557

### Permits

Ownership certificate: yes

### Additional information

Energy efficiency: In preparation



### Parking

Number of parking spaces: 1

## Description

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Opatija real estate agency Kaiser Immobilien mediates the sale of a unique historic house located in the heart of the beautiful town of Beli on the island of Cres. The house has a total living area of 180 m<sup>2</sup> spread over three floors – the ground floor and the first and second floors – and two separate apartment units, each with its own entrance. The first unit is located on the ground floor, has an entrance from the alley that runs around the house or down the stairs from the first floor and consists of a large living room with fireplace/wood burning stove, kitchen, spacious bathroom and utility room/laundry. The second unit (two-story apartment) is entered through the main entrance, which is located on the level of the first floor of the house. The lower story of this apartment offers an entrance hall, a kitchen, a bathroom, a pantry and a living room with a dining room. In this part of the house there are also two terraces, one on the front side of the house and the other on the opposite side. The front terrace is located at the entrance to the house and the second is accessible from the living room. The internal staircase then leads us to the upper story, where we find a total of three bedrooms (one with a smaller balcony and one with a spacious terrace) and a third bathroom. The house is beautifully furnished and fully equipped, the facade, roof, chimney, aluminum windows and shutters, etc. are new. Everything in and on the house was made with special attention and tailor-made using only high-quality materials and the house requires absolutely no additional investment. Heating is provided by fireplaces or electric heaters. In summer, the extremely massive stone walls of the house are a guarantee of a pleasant indoor climate. The house also has its own rainwater tank. A big advantage is the private parking lot, which is 150 meters from the house. The narrow streets of the town do not allow you to drive up to the house, but if necessary, you can get to a distance of about 50 meters from the house with a vehicle. The main advantages of this property are its excellent location in the very center of a wonderful historic town, its overall excellent condition, as well as its size and layout, which allows the use of the house for private purposes as well as for tourist rental. The photos do not even come close to conveying the true beauty of the house and the charm of the place on which the house stands. Agent's warm recommendation! Seasonally open shop / restaurant: 100 m Beach: 800 m The town of Cres with all amenities: 35 km Catamaran Cres - Rijeka: port 35 km away / sailing takes 80 minutes Ferry Porozina - Brestova: port 20 km away / sailing takes 20 minutes Merag - Valbiska ferry: port 30 km away / sailing takes 25 minutes Rijeka Airport: 60 km / 1.5 hours Pula Airport: 85 km / 2 hours ID CODE: 101-161

## Additional contact info

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