

## Opatija, Bregi – Obiteljska kuća s bazenom, Matulji, 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 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, Bregi – Obiteljska kuća s bazenom
Property for:	Sale
House type:	detached
Property area:	167 m <sup>2</sup>
Lot Size:	638 m <sup>2</sup>
Number of Floors:	1
Bedrooms:	5
Bathrooms:	3
Price:	725,000.00 €
Updated:	Nov 20, 2024

### Condition

Newbuild:	yes
Built:	2022

### Location

Country:	Croatia
State/Region/Province:	Primorsko-goranska županija
City:	Matulji
City area:	Bregi
ZIP code:	51211

### Permits

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

### Additional information

Energy efficiency:	In preparation
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### Heating

Central heating:	yes
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## Parking

Number of parking spaces: 2

## Description

Description: The Opatija real estate agency Kaiser Immobilien is launching a beautiful newly built family house with a swimming pool in the settlement of Bregi above Opatija. The house was built by the investor himself for his own use and the best materials were used, PVC joinery, underfloor heating, heat pumps, 5 indoor air conditioners, etc. The house offers a living area of 167 m<sup>2</sup> with a total of 5 rooms, including 3 bedrooms. On the ground floor there is a large living room with a custom-made kitchen, a dining room and an exit to a covered veranda by the pool with an open view of the sea and the surrounding mountains. Here you will find another space designed for a home gym, sauna, playroom or a fourth bedroom with a separate bathroom, pantry and boiler room with laundry. There are a total of 3 bedrooms and 2 bathrooms on the first floor. The house has a garden of 638 m<sup>2</sup> with a swimming pool of 50 m<sup>2</sup> (electrolysis - treatment of salt water, massage jets, counter current) and a large covered outdoor kitchen with attached bathroom and toilet. There are also parking spaces for several cars and a camera system has been installed. The house has a beautiful view of the sea and the surrounding forests. Finishing work is currently underway. Opatija: 5 km Matulji: 4 km Rijeka: 12 km Shop: 1 km Rijeka Airport: 40 km Pula Airport: 90 km ID CODE: 101-002

## Additional contact info

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