

## OPATIJA, stan 2S+DB, s terasom i vrtom, luksuzan resort 1. red do mora! (AP9), Opatija, Apartamento



### Información del vendedor

Nombre: Smart Invest Immobilien

E-mail: [info@smart-invest.hr](mailto:info@smart-invest.hr)

Nombre: Smart

Apellido: Invest Immobilien

Nombre de la empresa: Smart Invest Immobilien

Service Type: Selling and renting

Sitio Web: <http://www.smart-invest.hr/>

País: Croatia

Region: Primorsko-goranska županija

City: Opatija

City area: Opatija

Código postal: 51410

Dirección: Ive Kirigina 1

Mobile: 099/320-0008

Sobre nosotros: Founded and owned by luxury real estate broker Milan Mandić, Smart Invest Properties is a top-producing luxury real estate agency in Europe - Croatia – Riviera of Opatija offering clients white-glove treatment, innovative marketing strategies, integrity and overall professionalism.

Smart Invest Properties is led by Milan Mandić who offers his unwavering work ethic, extensive background in the real estate finance and development industries and proven track record of delivering excellent service to his clients. Milan is sought-after by powerful professionals and influential individuals from all over the world for his extensive, unparalleled expertise in the Croatia –

Riviera of Opatija and Istria  
real estate market.

Smart Invest Properties serves  
clients throughout Riviera of  
Opatija, town Rijeka, Istria and  
Island Krk prime residential  
areas including Opatija, Lovran,  
Volosko, Rijeka, Istria, Island  
Krk and is working on some  
other parts of Croatia like main  
town Zagreb and Dalmatia  
together with their partners  
agency.

In addition to serving the  
Riviera of Opatija real estate  
market, Smart Invest Properties  
strongly believes that giving  
back to the community is  
extremely important.

Smart Invest Properties – Real  
estate agency participate in  
many local and international  
Real estate Fairs ( Rexpo show  
– Zagreb - Croatia,  
International Moscow Property  
Show - Russia, International  
Property Show – London – UK,  
LPS Shangai Luxury Property  
Show - China, Munchen  
Property Show - Germany,  
MIPIM World property market  
Show Cannes, etc.)

Reg No.: 110/2010

## Datos del anuncio

### Común

Título:	OPATIJA, stan 2S+DB, s terasom i vrtom, luksuzan resort 1. red do mora! (AP9)
Propiedad para:	Venta
Pies cuadrados:	117 m <sup>2</sup>
Piso:	2
Número de pisos:	2
Dormitorios:	3

Baños: 2  
Tamaño Jardín: 67 m<sup>2</sup>  
Área de Terraza: 13.2 m<sup>2</sup>  
Precio: 750,000.00 €  
Publicado: 31.05.2024

## Condición

Nueva construcción: sí  
Desarrollado: 2022

## Ubicación

País: Croatia  
Provincia / Región /  
Provincia: Primorsko-goranska županija  
Ciudad: Opatija  
Área urbana: Opatija

## Permisos

Permiso de construcción: sí  
Certificado de propiedad: sí



## Información adicional

Ascensor: sí  
Eficiencia energética: En preparación

## Estacionamiento

Garaje: sí

## Descripción

Información adicional: OPATIJA, Vrhunski apartman površine 117.69 m<sup>2</sup>, 2S+DB, s prostranom terasom, pogledom na more, vrtom od 67 m<sup>2</sup> i garažnim parkirnim mjestom, u luksuznom resortu tik do mora i plaže! Luksuzni resort sa ukupno 15 vrhunski opremljenih stanova/apartmana smješten je na iznimnoj lokaciji 1. red do mora, s direktnim izlazom na plažu. Teritorij resorta koji se prostire na 3.149 m<sup>2</sup> prekrasno je uređen s terasastim vrtovima, zajedničkim bazenom od 60 m<sup>2</sup> i sunčalištem s predivnim panoramskim pogledom na cijeli Kvarnerski zaljev. Svakom apartmanu pripada privatni hortikulturno uređeni vrt. APARTMAN AP9 Dvoetažni apartman površine 117.69 m<sup>2</sup> nalazi se na 2. katu i u visokom potkrovlju. Na donjoj etaži se nalazi ulazni hodnik, prostrani dnevni boravak s kuhinjom i blagovaonicom, kupaonica, terasa. Na gornjoj etaži smještena je galerija, dvije spavaće sobe i

velika kupaonica. Stambena površina iznosi 104.49 m<sup>2</sup> + površina terase 13.20 m<sup>2</sup>  
Apartmanu pripada garažno parkirno mjesto i hortikulturno uređena okućnica  
površine 67 m<sup>2</sup>. OPREMA • Smart Home sustav • podno grijanje Eco design  
(Slovenija) na dizalicu topline • klima uređaji Panasonic, u svim prostorijama •  
sanitarije: Rubinetterie, slavine Treemme, Flaminia umivaonik i wc školjka, tuš  
kade po mjeri - Hidrobox Neo, tuš kabine Huppe • keramika mozaik Appiani i  
Florim, parketi Mopar • Inles drvena stolarija od ariša, Slovenija • protuprovalna  
ulazna vrata Inter Casa • protuprovalni i protupožarni sustav u cijeloj zgradi •  
optički Internet • lift • zajednički bazen 60 m<sup>2</sup> i sunčalište Vlasnicima apartmana  
na raspolaganju je domar koji brine o cijeloj zgradi i okolišu radnim danima.  
CIJENA U cijenu je uključen PDV 25%, kupac je oslobođen plaćanja poreza na  
promet nekretnina. U slučaju kupnje na firmu registriranu u Hrvatskoj moguć je  
povrat kompletnog PDV-a nakon kupoprodaje. Za više informacija i razgled  
nazovite +385/99/320-0008 ID KOD AGENCIJE: 12831

## Información de contacto adicional

Número de referencia 612241  
interno:  
Agency ref id: 12831