

## IČIČI, vila modernog arhitektonskog projekta od 275 m2, Opatija - Okolica, Maison



### Info vendeur

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Prénom: Smart  
Nom: Invest Immobilien  
Nom de l'entreprise: Smart Invest Immobilien  
Service Type: Selling and renting  
Website: <http://www.smart-invest.hr/>  
Pays: Croatia  
Region: Primorsko-goranska županija  
City: Opatija  
City area: Opatija  
Code postal: 51410  
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À propos de nous: 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

## Détails des annonces

### Commun

Titre:	IČIČI, vila modernog arhitektonskog projekta od 275 m2
Property for:	Vendita
Type Maison:	détaché
Square feet:	275 m <sup>2</sup>
Taille du lot:	1073 m <sup>2</sup>
Number of Floors:	3

Bedrooms: 5  
Prix: 960,000.00 €  
Publié: 15.04.2024

## État

Nouvelle construction: oui

## Localisation

Pays: Croatia  
Etat / Région / Province: Primorsko-goranska županija  
Ville: Opatija - Okolica  
City area: Ičići  
Poštanski broj: 51410

## Permis

Certificat de propriété: oui

## Informations complémentaires

Consommation d'énergie: En préparation



## Parking

Garage: oui

## Description

Information  
supplémentaire:

IČIĆI - POLJANE, privatna luksuzna villa s bazenom na mirnoj i tihoj lokaciji iznad Ičića, u okruženju zelenila s predivnim pogledom na cijeli Kvarnerski zaljev i otoke. Moderan arhitektonski projekt. Ugrađeni su prirodni, vrhunski i prestižni materijali Villa se nalazi na parceli od 1073 m<sup>2</sup>. Villa je površine 275 m<sup>2</sup> te ima vanjski bazen od 37 m<sup>2</sup> (8,4 x 4,4 m). Sastoji se od: Suteran - 74 m<sup>2</sup>: kotlovnica, garaža za 2 auta, spremište. Prizemlje - 102 m<sup>2</sup>: hodnik, kuhinja, blagovaona, dnevni boravak, spavaća soba, kupaona. 1. kat - 99 m<sup>2</sup>: hodnik, 3 spavaće sobe, 1 radna soba, 2 kupaone. Villa ima 2 balkona (5 m<sup>2</sup>) i 2 velike terase (19 m<sup>2</sup>) s prekrasnim panoramskim pogledom na more s juga, te sa zapada na Učku. Materijali i oprema : --Krov – glineni crijep; --Fasada – termo (demit fasada, ventilirajuća fasada ), kombinacija drvenih fasadnih panela, dekorativne žbuke i prirodnog kamena; --Terase i balkoni – inox-staklo ograde; --Prilazni put i parking – popločavanje pločama; --Bazen – oblaganje staklenim mozaikom, bazenska oprema, prirodni kamen oko bazena, rasvjeta; --Elektroinstalacija - TV-SAT, internet, telefon, parlafon, videonadzor (CCTV sustav), automatska garažna i

dvokrilna ulazna vrata (portun) te vanjske žaluzine s daljinskim upravljanjem;  
--Prozori, klizne stijene – pvc stolarija, zaštita od sunca – vanjske alu-žaluzine;  
--Klima oprema (multi-split sistema), centralno grijanje, podno grijanje;  
--Ekskluzivna vanjska rasvjeta fasade i vrta; --Automatsko zaljevanje vrta;  
--Okoliš i vrt – uređenje u tradicionalnom mediteranskom stilu, izrada travnjaka,  
ozelenjavanje; Za sve ostale informacije nazovite 099/320-0008 ID KOD  
AGENCIJE: 578

## Informations de contact supplémentaire

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