

## OPATIJA, poslovni prostor za najam, Opatija, Propriété commerciale



### 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:	OPATIJA, poslovni prostor za najam
Property for:	Rent
Square feet:	1470 m <sup>2</sup>
Number of Floors:	5
Bedrooms:	1
Prix:	18,375.00 €
Ascenseur:	oui

Publié: 18.09.2024

## État

Nouvelle construction: oui  
Built: 2024

## Localisation

Pays: Croatia  
Etat / Région / Province: Primorsko-goranska županija  
Ville: Opatija  
City area: Opatija

## Permis

Permis de construire: oui  
Certificat de propriété: oui

## Informations complémentaires

Consommation d'énergie: En préparation



## Parking

Garage: oui

## Description

Information

supplémentaire:

OPATIJA, iznajmljuje se poslovni prostor u novogradnji na traženoj lokaciji! Poslovni prostor se nalazi u stambeno poslovnom kompleksu, odlično je pozicioniran, svega par minuta vožnje udaljen od zaobilaznice koja je povezana s autocestama, 5 minuta vožnje od centra Opatije te svega 400 m od mora. U sklopu kompleksa smješten je i trgovački centar s Plodinama, DM-om, Farmacijom, HOP-om, Hrvastkom poštom te bankomatom. Ukupna kvadratura s balkonima po projektu iznosi 1.470m<sup>2</sup> (egzaktna kvadratura predmeta najma će se izmjeriti po izvedenom stanju uoči tehničkog pregleda). Poslovni kvadrati su odlično raspoređeni na veliki prizemni prostor + 5 katova od kojih svaki ima svoj balkon. Poslovni prostor ima svoje vlastiti prilaz - sa stražnje strane gdje će biti parking za korisnike (30-ak mjesta) te sa prednje strane zgrade. Također, na raspolaganju će prostoru biti stavljeno 10-ak parkirnih mjesta u garaži, iz koje do poslovne zgrade idu 2 lifta. Prostor je roh bau fazi, dakle potrebno je kompletno opremanje s instalacijama. Roh bau visina po katovima je 2,78m, osim na zadnjem, 5. katu gdje je zbog potkrovnog pada roh bau visina cca 2,70m. Poslovna zgrada funkcioniira potpuno neovisno o stambenoj zgradi te je tehnički pregled predviđen do kraja

2024. godine. CIJENA Cijena najma iznosi 10€+PDV/m<sup>2</sup> plus 1€+PDV/m<sup>2</sup> trošak  
mjesečno. Za više informacija i razgled nazovite +385/99/320-0008 ID KOD  
AGENCIJE: 15074

## Informations de contact supplémentaire

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