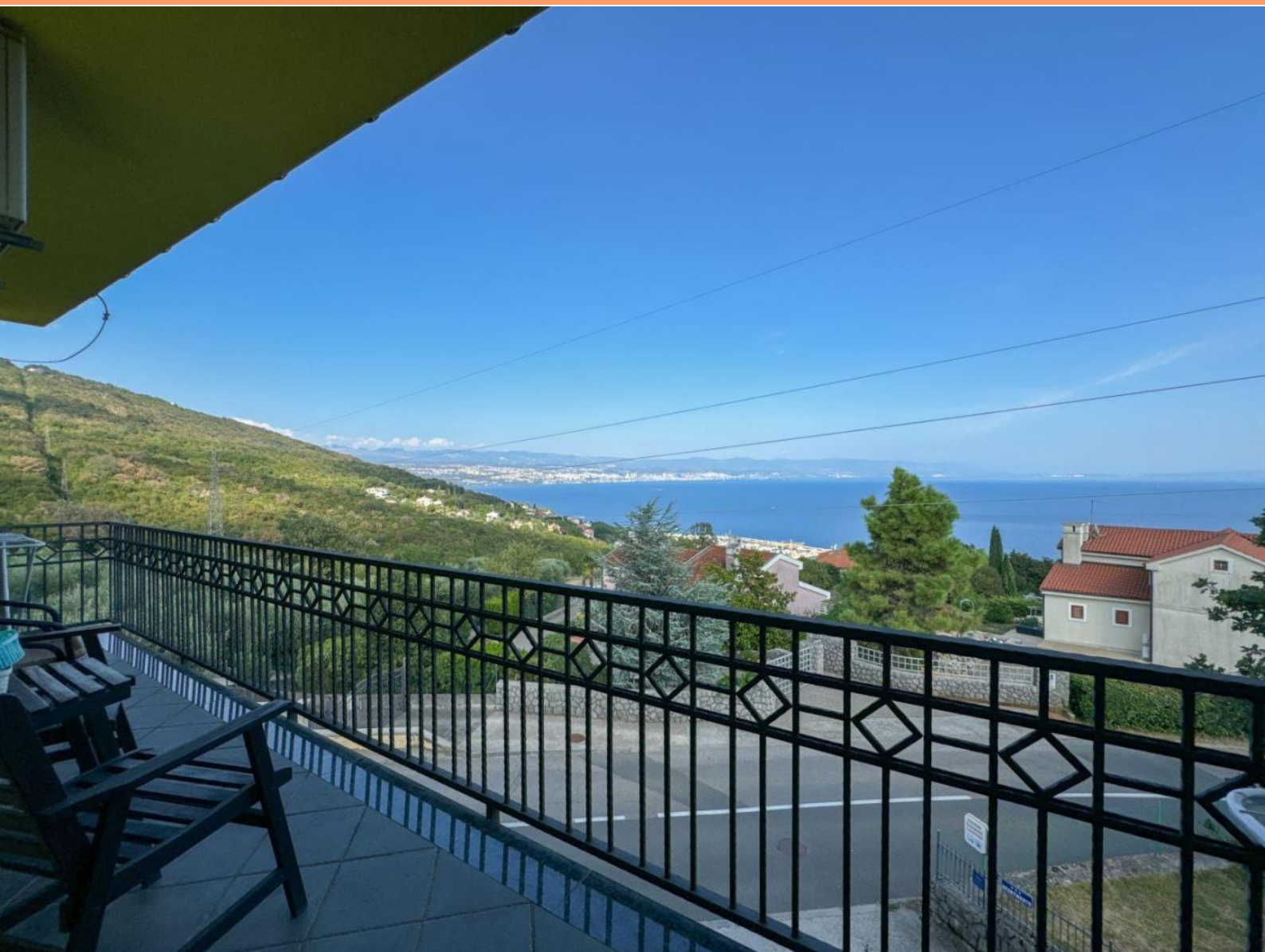


Apartment

Ičići, Opatija, Kvarner



Ref	RE-U-32867
Type	Apartment
Region	Kvarner > Opatija
Location	Ičići, Opatija
Front line	No
Sea view	Yes
Floorspace	97 sqm
No. of bedrooms	2
No. of bathrooms	2

Apartment

Ičići, Opatija, Kvarner



Price

€ 340 000

Apartment

Ičići, Opatija, Kvarner



Apartment in Ičići, Opatija - with sea views!

We are offering for sale a spacious 97m² apartment located in a prestigious area near Ičići Beach and just minutes from Opatija. This expansive apartment occupies the entire floor of a newer building, with an additional attic space that is ideal for storage.

A generous hallway leads to two comfortable bedrooms and a large bathroom with a window, bidet, shower, and bathtub. The heart of the apartment is the open-concept living room, kitchen, and dining area, which opens onto a covered outdoor terrace with stunning, unobstructed sea views through large glass doors.

At the entrance of the apartment, there is an additional 3m² room used as storage.

The building is of recent construction, featuring facade insulation and shutters, contributing to its energy efficiency. Heating is provided by air conditioning and electric radiators, but due to the quality of the construction, it is rarely needed.

The property is surrounded by a lush garden, and a shared gazebo in the courtyard is perfect for relaxing and socializing with friends.

The apartment includes two outdoor parking spaces and is situated in a quiet, residential area, ideal for a comfortable family life or as an investment for a holiday home. Ičići Beach is just a 10-minute walk downhill or a 2-minute drive away, making this property even more appealing.

With minimal furniture updates, this apartment represents an excellent opportunity to purchase a spacious home in one of the most desirable locations near Opatija.

Overall additional expenses borne by the Buyer of real estate in Croatia are around 7% of property cost in total, which includes: property transfer tax (3% of property value), agency/brokerage commission (3%+VAT on commission), advocate fee (cca 1%), notary fee, court registration fee and official certified translation expenses. Agency/brokerage agreement is signed prior to visiting properties.

Property advantages:

- Storage
- Garden
- Urbanized

Apartment

Ičići, Opatija, Kvarner



Price per m²:
3.505 €

Average price/m² of this type
in this region:
5.122 €

Median price/m² of this type
in this region:
4.865 €

Average price/m² of this type
in Croatia:
4.662 €

Median price/m² of this type
in Croatia:
4.230 €

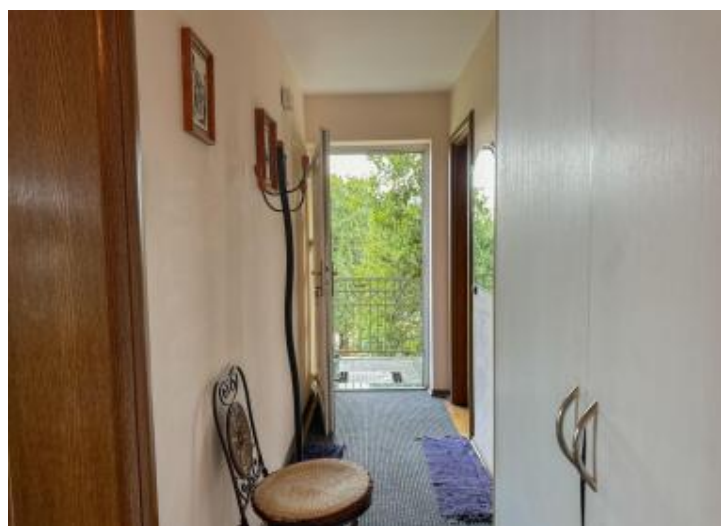
Apartment

Ičići, Opatija, Kvarner



Apartment

Ičići, Opatija, Kvarner



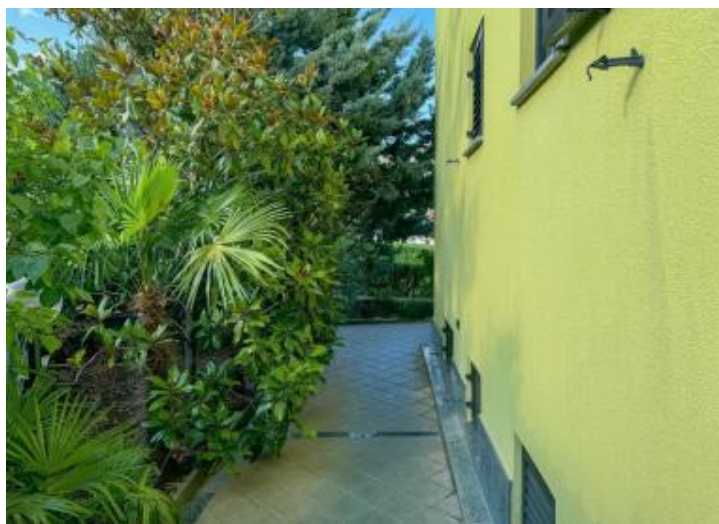
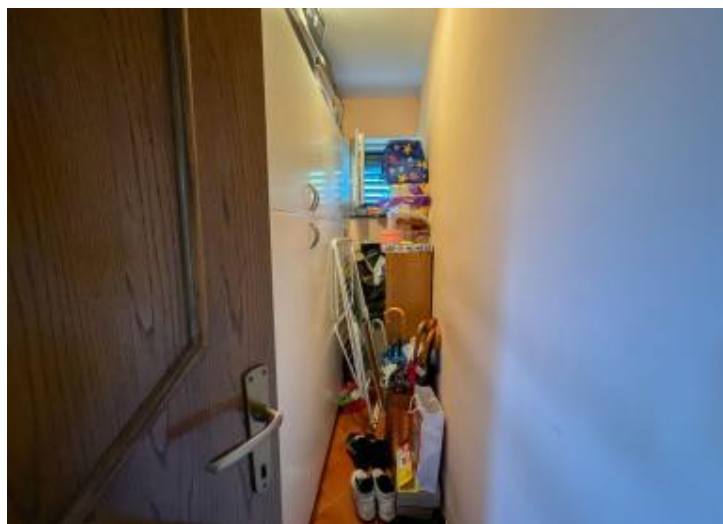
Apartment

Ičići, Opatija, Kvarner



Apartment

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Apartment

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