

New development

Icici, Kvarner



Tel: +385 91 357 3071 Viber, Whatsapp
info@adrionika.com
www.adrionika.com

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Ref	RE-AB-LEMON
Type	New development
Region	Kvarner > Opatija
Location	Icici
Front line	No
Sea view	Yes
Distance to sea	500 m
Floorspace	75 sqm
No. of bedrooms	3
No. of bathrooms	2
Price	€ 634 000

New boutique high quality residence only 500 meters from the beach in Icici!

New boutique complex with **elevator, swimming pool and garages, storages plus parking area.**
Unique quality and very isolated private location within the greenery of Icici.

The following apartments are left for sale:

A1 ~~34,53 sq.m. (one bedroom, salon, bathroom), with garden of 6.79 sq.m. and garage. Price is 207 180 eur~~

A2 ~~42,63 sq.m. (one bedroom, salon, bathroom), with terrace of 26,28 sq.m. and garden of 25,11 sq.m. plus garage. Price is 306 735 eur.~~

A3 ~~30,65 sq.m. (one bedroom, salon, bathroom), with garage Price is 183 900 eur.~~

A4 ~~43,74 sq.m. (one bedroom, salon, bathroom), with terrace 24,01 sq.m. and garage of 25,11 sq.m. Price is 306 597 eur~~

A5 ~~38,04 sq.m. (one bedroom, salon, bathroom), with garage. Price is 228 240 eur~~

A6 ~~38,09 sq.m. (one bedroom, salon, bathroom), with garage Price is 228 540 eur~~

S1 (2d floor) - Duplex 85,48 sq.m. with terrace 15.16 sq.m. plus garage, parking and box. Three bedrooms, two bathrooms, laundry, kitchen, salon with dining and living areas, two terraces. **Price is 745 000 eur.**

S2 (2d floor) - 75,35 sq.m. with terrace 7,64 sq.m. plus garage, parking and box. Three bedrooms, two bathrooms, entry hall, salon with dining, kitchen and living areas, terrace. **Price is 634 000 eur.**

S3 (2d floor) - duplex 75,39 sq.m. with terrace 7,58 sq.m. plus garage, parking and box. Three bedrooms, two bathrooms, entry hall, salon with dining, kitchen and living areas, terrace. **Price is 634 000 eur.**

Details:

- heating/cooling via a fan coil system
- parquet in the living room and bedrooms
- high-quality ceramic tiles and underfloor heating in the bathrooms
- anti-burglary entrance doors
- elevator

The Seller is within VAT system - the property is owned by the company - the possibility of submitting a request for a VAT refund. Price are inclusive of VAT.

The residence will be available for occupancy on 06/24.

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.

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Price per m²:
8453 €

Average price/m² of this type
in this region:
5909 €

Median price/m² of this type
in this region:
6008 €

Average price/m² of this type
in Croatia:
4280 €

Median price/m² of this type
in Croatia:
3988 €

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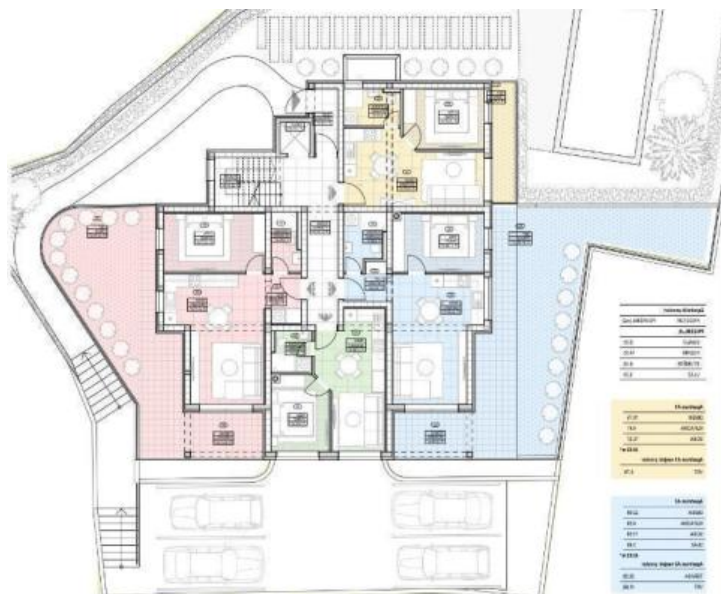
Icici, Kvarner

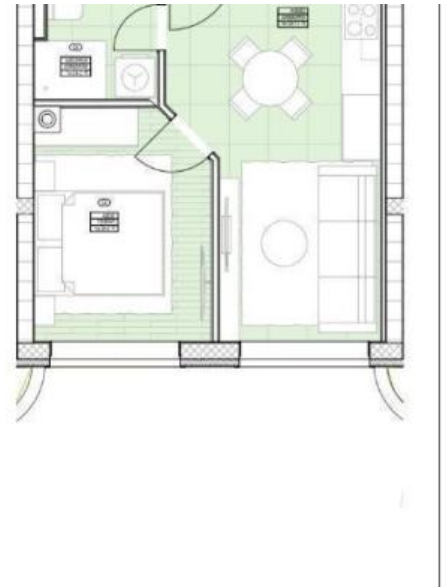


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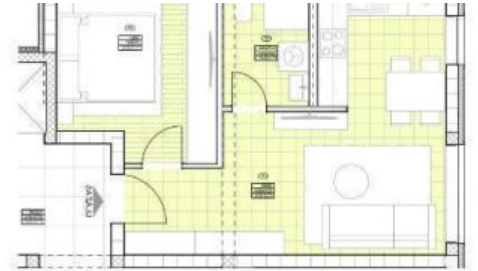
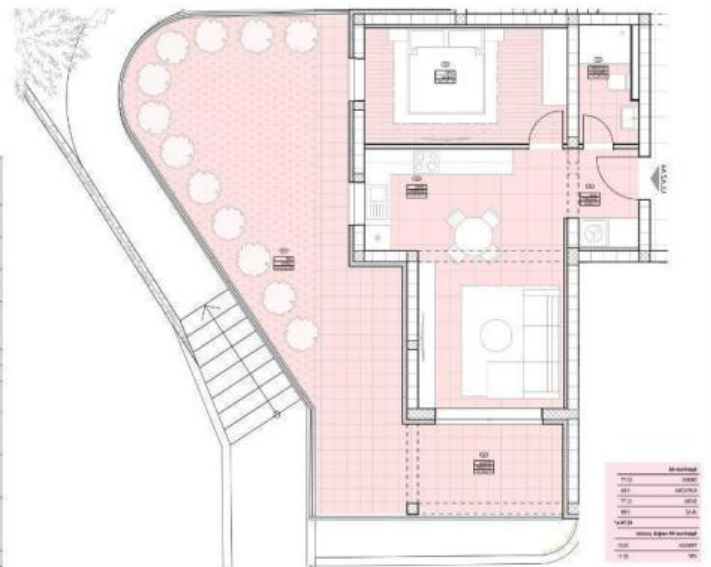


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Real Estate in Croatia

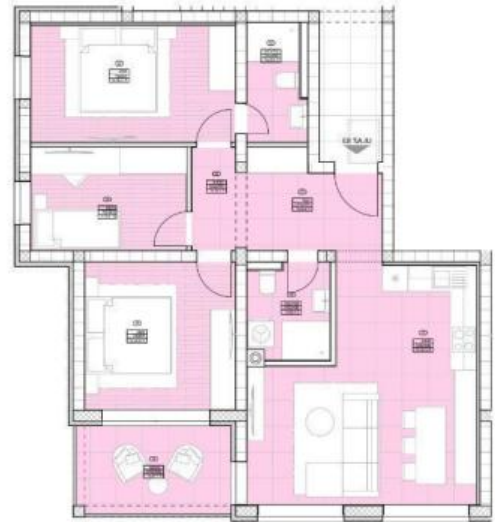


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