

Land plot

Politin, Kvarner



Ref	RE-AB-Krk-Politin
Type	Land plot
Region	Kvarner > Island Krk
Location	Politin
Front line	No
Sea view	Yes
Distance to sea	200 m
Plot size	18541 sqm
Price	€ 2 225 000

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Advantageous urbanized land plot for sale in Krk town only 200 meters from the beaches in the area of Krk Premium Camping Resort T2, city of Krk. Zone Politin.

Land is officially zoned as T2 - meant for touristic villas and apartments. Total square footage of 18,541 m². One or more hotels, hotel villas, resorts, restaurants, swimming pools, recreational areas and similar tourist buildings can be built.

2000 beds for the entire area, minimum rating 4****.

Max 60% of land can be built, (max footprint if 60% of land plot area) Min 40% construction (usage) ration.

Land has direct access from the asphalted two-way road. A gentle slope towards the sea - direction South.

Now all vegetation has been cleaned, land is ready for construction.

There are several united land cadastre units and owners, 4 owners perform together.

The agreed price for all these plots is €120 / m².

It is also important to note that the 4 owners function as a whole, and that this part can only be purchased in its entirety. Ownership is clear on all land plots 1/1.

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:

Urbanized

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Price per m²:
120 €

Average price/m² of this type
in this region:
313 €

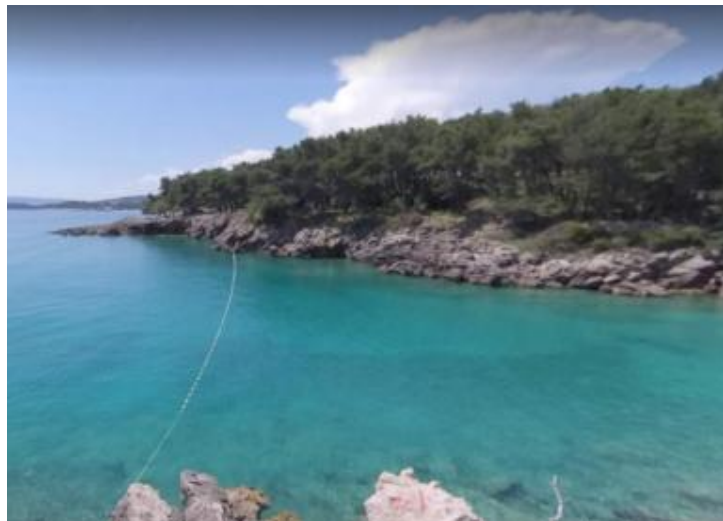
Median price/m² of this type
in this region:
290 €

Average price/m² of this type
in Croatia:
267 €

Median price/m² of this type
in Croatia:
187 €

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