

# Hotel

## Korcula, Southern Dalmatia



<b>Ref</b>	RE-LB-IRO1676
<b>Type</b>	Hotel
<b>Region</b>	Southern Dalmatia > Island Korcula
<b>Location</b>	Korcula
<b>Front line</b>	Yes
<b>Sea view</b>	Yes
<b>Distance to sea</b>	50 m
<b>Floorspace</b>	612 sqm
<b>No. of bedrooms</b>	7
<b>No. of bathrooms</b>	7
<b>Price</b>	€ 2 500 000

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Small family hotel/villa located only 50 meters from the crystal clear sea on the island of Korčula - idyllic location!

Korcula is a wonderful Mediterranean island on the western part of the island. It has a very good ferry and catamaran connection with the city of Split, as well as an excellent tourist offer and a newly built marina for boats.

The hotel consists of 7 double rooms with bathrooms. All rooms are luxuriously decorated and equipped with quality and comfortable furniture. The rooms have a view of the sea or the garden.

On the ground floor there is a reception, a meeting room, a toilet, a kitchen and a restaurant/bar with a spacious terrace for guests with a beautiful view of the sea.

In the basement there is a common room for hanging out with the possibility of arranging a smaller SPA, and the construction of an outdoor beach bar has begun.

On the second floor, there are two rooms and one that requires renovation, a storage room, a laundry room, and a staff toilet.

It is surrounded by gardens, Mediterranean herbs and olive trees. Below the hotel there is a beach with sunbeds.

It has 6 parking spaces.

This elegant mini-hotel represents an established business and is a great investment in tourism.

With small modifications and additional investment, it can be converted into a private villa.

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 m<sup>2</sup>:  
4085 €

Average price/m<sup>2</sup> of this type  
in this region:  
2752 €

Median price/m<sup>2</sup> of this type  
in this region:  
2752 €

Average price/m<sup>2</sup> of this type  
in Croatia:  
1876 €

Median price/m<sup>2</sup> of this type  
in Croatia:  
1440 €



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