

# Mini-hotel

## Igrane, Dalmatia



<b>Ref</b>	RE-LB-IRO1816
<b>Type</b>	Mini-hotel
<b>Region</b>	Dalmatia › Makarska
<b>Location</b>	Igrane
<b>Front line</b>	No
<b>Sea view</b>	Yes
<b>Distance to sea</b>	40 m
<b>Floorspace</b>	286 sqm
<b>Plot size</b>	350 sqm

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<b>No. of bedrooms</b>	7
<b>No. of bathrooms</b>	7
<b>Price</b>	€ 750 000

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Apartment house of 4 apartments in a great location only 40 meters from the sea in Igrane on the beautiful Makarska Riviera.

In nature, it consists of two connected buildings with apartments with a total area of 286 m<sup>2</sup> located on a territory of 350 m<sup>2</sup>.

There are two apartments on the ground floor, on the first floor there is a one-bedroom apartment with a spacious balcony, and on the second floor there is a two-bedroom apartment. There are four residential units in total.

All apartments have a separate entrance, are equipped, furnished and air-conditioned.

The house is in excellent condition with a new facade and a new roof with insulation.

In front of the house there is a charming garden with a covered terrace.

The property does not have its own parking, and public parking is 300 meters from the property.

Great opportunity to invest in tourism!

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:**

Garden  
Urbanized

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Price per m<sup>2</sup>:  
2.622 €

Average price/m<sup>2</sup> of this type  
in this region:  
2.518 €

Median price/m<sup>2</sup> of this type  
in this region:  
2.458 €

Average price/m<sup>2</sup> of this type  
in Croatia:  
2.709 €

Median price/m<sup>2</sup> of this type  
in Croatia:  
2.332 €

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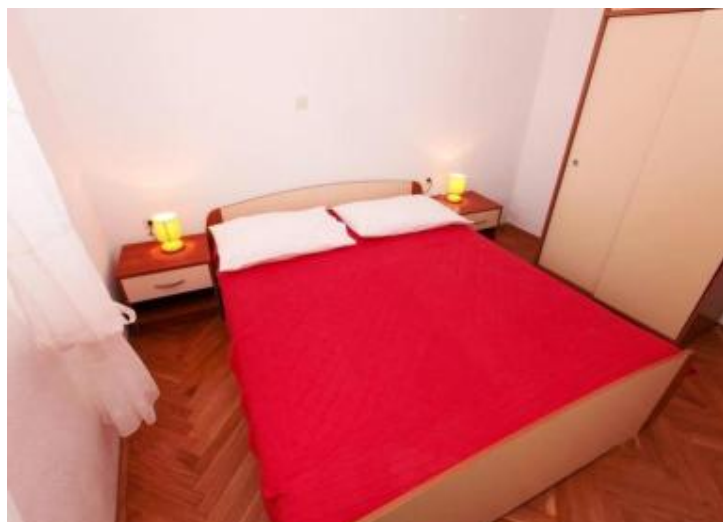
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