



Ref RE-LB-IRO1927

**Type** Mini-hotel

Region Dalmatia > Sibenik

**Location** Rogoznica

Front line Yes
Sea view Yes

Distance to sea10 mFloorspace310 sqmPlot size420 sqm

No. of bedrooms 8
No. of bathrooms 6

**Price** € 1 300 000



Exquisite new mini-hotel of 6 apartments grace the coastal landscape, in close proximity to the sea and a pristine beach in Rogoznica, adjacent to Marina Frapa—one of the most splendid and well-appointed marinas in the Mediterranean.

Nestled on a land plot of 600 m2, the building unfolds its charms across a generous living space of 310 m2.

Comprising 6 distinct apartment units, each presents an unparalleled blend of style and comfort.

The ground floor houses two expansive apartments: a 65 m2 three-bedroom residence with two bathrooms and a terrace, alongside a 22 m2 studio apartment.

Ascending to the first floor, two one-bedroom apartments captivate with their individual terraces and a shared 18 m<sup>2</sup> terrace that affords breathtaking views of the sea.

The attic accommodates two additional one-bedroom apartments, each graced with a private terrace.

The villa offers private parking for added convenience.

Presenting an ensemble of brand-new elements, the villa is offered for sale with tasteful furniture and fixtures, ready for immediate occupancy or rental.

Currently engaged in the realm of tourism, this splendid property stands as an exceptional investment opportunity for its fortunate future owner.

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.



Price per m<sup>2</sup>: 4194 €

Average price/m² of this type in this region:
0 €

Median price/m² of this type in this region: 0 €

Average price/m² of this type in Croatia: 0 €

Median price/m² of this type in Croatia: 0 €

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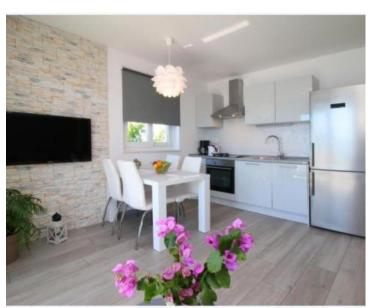


























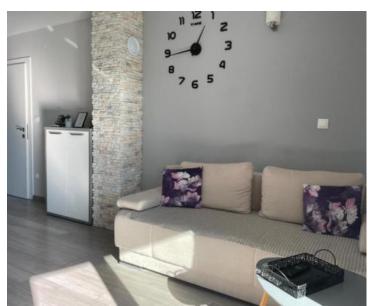






























Tel: +385 91 357 3071 Viber, Whatsapp info@adrionika.com

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