



## listing



### Agent Info

Naam:	ArKadia
Bedrijfsnaam:	
Mistlampen:	United Kingdom
Telefoon:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Advertentie details

Vastgoed voor:	Koop
Prijs:	USD 4,673,487.17

### Locatie

Aanbevolen Auto Onderdelen:	Croatia
Staat/Regio/Pronvincie:	Primorsko-Goranska Zupanja
Plaats:	Opatija
Geplaatst:	16-06-2025

### Omschrijving:

Villa for Tourist and Business Use, 10 meters from the Sea on Opatija Riviera!

This impressive 710 sq.m. property is located right on the beach along the Opatija Riviera, offering a prime opportunity for both tourist and business purposes.

Spread over three floors.

The ground floor features a catering facility with both indoor and outdoor terraces, perfect for dining with sea views.

The first floor houses two apartments, each with two rooms, a kitchen, and balconies.

The second floor includes three apartments with mezzanine levels, all boasting stunning sea views.

The villa operates as a successful tourist accommodation with an established business. Originally built in 1857 during the Austro-Hungarian era, it was known as the Krone Hotel. A renovation carried out 15 years ago preserved the original stone walls and stone vaults, added new mezzanine structures, and included the construction of a new staircase. The ground-floor café was also redesigned using stone elements, adding unique charm and character to the space.

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Ref: RE-U-39800

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



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(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.

## **Algemeen**

Slaapkamers: 10  
Afgewerkte vierkante meter: 710 m<sup>2</sup>

## **Lease terms**

Date Available:

## **Additionele informatie**

Website URL: [http://www.arkadia.com/ZLWS-T2856/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/ZLWS-T2856/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## **Contact information**

IMLIX ID: re-u-39800

