



Zadar Old Town - investment property with a developed hotel concept



Agent Info

Name: ArKadia
 Company Name:
 Country: United Kingdom
 Phone:
 Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

Listing details

Property for: Sale
 Price: USD 3,685,159.53

Location

Country: Croatia
 State/Region/Province: Zadarska Zupanija
 City: Zadar
 Posted: Mar 13, 2026

Description:

In the very heart of Zadar’s historic core, this exceptionally valuable investment property is located within a protected urban heritage area, representing a rare opportunity for the development of a boutique hotel or a similar hospitality project in one of the city’s most attractive microlocations. The property is a standalone building of substantial size, spread over several floors, with a total gross developed area of approximately 1,150 m². The building has a legal status with basic documentation in place, and its size and position allow for a high-quality and functional redevelopment. According to the existing conceptual architectural and program study, the building can be developed into: a boutique hotel with approximately 40 double rooms (approx. 80 beds) a representative ground-floor hospitality area (restaurant / tapas bar) with a large indoor and outdoor seating capacity (approx. 180 seats) additional facilities on the upper floor or rooftop (wellness / spa / lounge area with a panoramic concept) The concept envisions: a large and commercially strong restaurant and bar area on the ground floor accommodation units distributed across the upper floors an additional “signature” zone on the top level The stated capacities and layout represent a development concept and are subject to confirmation through further design documentation and the issuance of the required permits, in accordance with conservation guidelines. Additional advantages: an extremely rare opportunity in the historic city center large floor area and building volume for an old-town location mixed-use zoning allowing hospitality and commercial functions high investment potential due to year-round demand in Zadar an already developed concept that significantly shortens the project preparation phase This property represents an excellent opportunity for investors and hoteliers seeking a project with a clear development direction in one of the strongest tourist destinations on the Adriatic. Detailed documentation and the development study are available exclusively to serious investors



upon request. For further information and a discreet presentation of the project, we remain at your disposal....

For this property contact our agent on telephone number +385 91 615 5374.

More on Eurovilla.hr, ID: 445236

Direct link: <https://eurovilla.hr/en/property/zadar-old-town-investment-property-with-a-developed-hotel-concept/445236/>

Common

Lot Size: 1150 sq m

Lease terms

Date Available:

Additional information

Website URL: http://www.arkadia.com/LFVL-T27743/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM

Contact information

IMLIX ID: 445236

