

## Luksuzna villa na lokaciji iz snova!, Opatija - Okolica, House



### Seller Info

Name: Elite Nekretnine  
 First Name: Elite  
 Last Name: Nekretnine  
 Company Name: Elite nekretnine  
 Service Type: Selling and renting  
 Website: <https://www.elite-nekretnine.hr>  
 Country: Croatia  
 Region: Primorsko-goranska županija  
 City: Rijeka  
 ZIP code: 51000  
 Address: Ciottina 24b  
 Mobile: +385 51 444 488  
 Phone: +385 51 444 488  
 Fax: +385 51 444 494  
 About us: LEGAL SERVICES Company has a legal department which consists of an attorney at law who for our clients perform all legal actions in connection with the check up of the Land registry, composition of all legal acts, submitting tax reports and submitting requests for inscription of the ownership into the Land books. SERVICES Company provides wide variety of services such as: mediation in negotiations between the parties (seller and buyer) all in the best interest of all parties involved, all in accordance with the principle of conscientiousness. transfer of all utilities onto the new owner after the purchase submitting request to the Land registry for the purpose of the inscription of the ownership right obtaining the title deed and submitting the same to the tax authorities settling the inscription in the

Land books rent, sale check up  
of all documentation appraisals  
marketing and advertising  
support for obtaining energy  
certificates free consultance

#### General data

Name : Elite nekretnine  
Abbreviated name : Elite RI  
Head office : Ciottina 24 b  
OIB 28953054348  
IBAN and name of bank :  
HR4224920081100053969 ,  
Imex banka

#### Listing details

##### Common

Title: Luksuzna villa na lokaciji iz snova!  
Property for: Sale  
Property area: 656 m<sup>2</sup>  
Lot Size: 650 m<sup>2</sup>  
Bedrooms: 4  
Price: 2,350,000.00 €  
Updated: Jun 13, 2023

##### Condition

Condition: Kept  
Last renovation: 2013

##### Location

Country: Croatia  
State/Region/Province: Primorsko-goranska županija  
City: Opatija - Okolica  
City area: Opić  
ZIP code: 51410

##### Additional information

Infrastructure: Cable TV, Sewage, Electricity, Telephone installation  
Energy efficiency: A

##### Heating

Heating type: central (own) solar cells, central (own) electrical, air-conditioner

## Description

Description:

**PROPERTY WORTH ATTENTION !!** Beautiful modern villa for sale near Opatija. The house is located in a beautiful garden which houses a swimming pool. The property is noteworthy, everything is perfectly arranged and done, with a lot of taste and attention. Impeccably maintained property down to the smallest detail. The house consists of a ground floor and 2 floors. On the ground floor there are 2 bedrooms, hallway, bathroom, toilet, lavender, and 2 storage rooms. Both rooms have access to a terrace overlooking the garden. On the 2nd floor there is a kitchen with a spacious dining room overlooking the sea. The kitchen is connected to the living room which is spacious and decorated with high quality furniture. In the living room there is a fireplace (never used!), And there is a beautiful view of the sea and the pool. On the 1st floor is also the entrance to the house, as well as a terrace with a lawn that is connected to the pool and sauna for 4 people. On the 2nd floor there is a beautiful master room with a famous view of the Bay of Opatija and part of Rijeka, as well as the islands of Krk and Cres. There is also a jacuzzi in the room, as well as a shower. On the same floor there is a gallery as a living room, and another bedroom with a bathroom. The villa has a total of 4 bedrooms, 3 bathrooms, 2 living rooms, 3 toilets and 5 storage rooms. The villa is decorated with high quality Italian furniture, high quality construction, fully covered by an alarm system. It has central air conditioning as well as ventilation systems. Underfloor heating. The floors are natural stone and top quality parquet. From all terraces and balconies, as well as the room offers a beautiful sea view. In the garden are Mediterranean plants, very carefully reflected from 100 summer olives. The chandeliers in the house are designer, unique handmade. The villa also has parking for 4 tin pets, of which 2 parking spaces are covered. The port is on remote opening. A property to see and experience !!

## Additional contact info

Reference Number: 419258  
 Agency ref id: 27118