

EURO PARTNER

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Code :	00112
Location :	Lovran
Building area :	145 m ²
Number of bedrooms :	4
Number of bathrooms :	4
Floor :	2
Distance from the center :	100 m
Distance from the sea :	100 m

Price : 680.000 €

BUILDING

Number of rooms :	5
Number of floors :	3
Energy class :	in preparation
Year of renovation :	2022
Condition :	Renovated

AMENITIES

Sea view :	Yes
Balcony :	Yes
Number of parking spaces :	1

HEATING & COOLING

Air conditioning :	Yes
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INFRASTRUCTURE

Electricity :	Yes
Sewerage :	Yes

DOCUMENTATION

Ownership certificate :	Yes
Building permit :	Yes

OPATIJA, LOVRAN,

We are selling a unique apartment located in a historic Austro-Hungarian villa, which exudes charm and a rich past, located in the heart of picturesque Lovran, not far from the popular tourist destination of Opatija. This property has its own story and character and provides an extremely elegant and comfortable living space.

The apartment covers an impressive 120 square meters, which is the entire floor of the villa. This provides you with enough space for a comfortable life and expression of creativity when decorating.

The apartment offers a luxurious interior that will delight you with its elegance and carefully selected details. Each room exudes luxury and warmth, creating a perfect environment for enjoying everyday life. This apartment has three spacious bedrooms, making it ideal for families or those who like to entertain friends and family. The living room is illuminated with natural light, creating a pleasant

atmosphere for relaxation and socializing.

The apartment has a charming balcony with a spectacular view of the sea. This is the perfect place to have your morning coffee or enjoy the sunset in the evening.

The apartment was recently renovated and carefully decorated with the most modern and high-quality pieces of furniture to make you feel right at home. Built-in wardrobes provide enough storage space.

Basement apartment 25 m2: This offer includes a completely newly renovated and furnished basement apartment, which provides additional value and possibilities. You can use it to host guests or even rent it out to generate additional income.

The apartment also includes a parking space that is available for long-term lease. This provides you with convenience and safety for your vehicle.

The villa is located only 100 meters from the beautiful beach, which is ideal for everyone who appreciates the proximity to the sea and wants to enjoy the charms of coastal life every day.

This apartment is located in the very center of Lovran, and the proximity of Opatija further enriches the offer. Opatija is known for its beauty and rich cultural scene, which allows you to enjoy the best that this area has to offer.

If you are looking for a property that combines luxury, history and proximity to the sea, this apartment in a beautiful villa is the perfect opportunity for you. With an outstanding sea view, an impressive interior and an additional apartment, this is an investment that will provide you with an extraordinary lifestyle in the center of Lovran, just a step away from the coast of the Adriatic Sea. Don't miss the opportunity to live in an oasis of peace with historic charm and luxury. This is definitely the "TOP" investment on the Opatija Riviera.

Dear Buyers, property viewings are possible upon prior signing of a viewing record, which serves as the basis for any further steps related to the purchase process and for the calculation of the agency fee in accordance with applicable law. As an authorised real estate broker, EURO PARTNER d.o.o. charges the buyer a brokerage fee of 3% + VAT of the agreed purchase price upon conclusion of the preliminary agreement or sale contract.