

CHRISTIE'S

INTERNATIONAL REAL ESTATE

CROATIA



Magnificent historical estate for sale - Opatija Riviera

Opatija, Opatija Riviera, Croatia

Price: 4.959.000 €

Bedrooms: 11	Bathrooms: 11	Half baths: 4	Plot: 12.847 m ²
Total built: 891 m ²	Usable area: 630 m ²	Living area: 560 m ²	Terrace: 165 m ²
Airport: 40 Km	From the sea: < 10 km	Energie certificate: A+	Year built: 2014
Buyer's commission: 3% +VAT	Listing id: 202111166		

AMENITIES

Garage	Library	Outdoor pool	Terrace / Outdoor space
Garden	Hardwood flooring	Courtyard	Home office
Guest house	Outdoor kitchen	Pool	Controlled access

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C R O A T I A

Mountain view
Built
Al fresco dining area

Sea view
Grill/Barbecue

Scenic view
Parking

Furnished
Walk-in shower

PROPERTY DESCRIPTION

Nestled on the Opatija Riviera, on a land plot of around 12.000 sqm, this grand estate offers maximum privacy and tranquility and is perfect for big families.

It is situated in a gated community, completely isolated and surrounded by more than 1.500 sqm of stone walls. This estate borders the famous Nature Park Učka - the mountain with a magnificent view that ideally combines natural wealth and human activity.

This beautiful property in perfect condition boasts breathtaking views of the Adriatic Sea, Opatija Riviera and its surrounding nature.

It encompasses the main historic villa of approx. 485 sqm of interior and terraces that was built around 1800 and second residence of approx. 358 sqm.

The residences have well-appointed and spacious en-suite bedrooms. The rooms are finished in a neutral palette that makes for a warm, inviting atmosphere. Fine finishes, custom craftsmanship, and Michael Amini designer furniture incorporated throughout the floor plan create a unique and refined living space.

Both all the living rooms and kitchens have the highest quality and designer furniture - RH furniture and Nolte Küchen.

Outdoor area includes outdoor swimming pool (15 meters long), sundeck with sun loungers, a beautiful garden with Mediterranean plants, kids' playground, several parking spaces, outdoor kitchen with barbecue and an alfresco dining area.

Additional highlight of this property is the underground water spring.

The nearest airports in Pula and on the Island of Krk are less than a one-hour drive from this beautiful estate.

The property has great business potential since it is categorized for tourist rental and already has a well-established business with excellent ratings.

The property also poses the possibility of a dual object purchase.



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