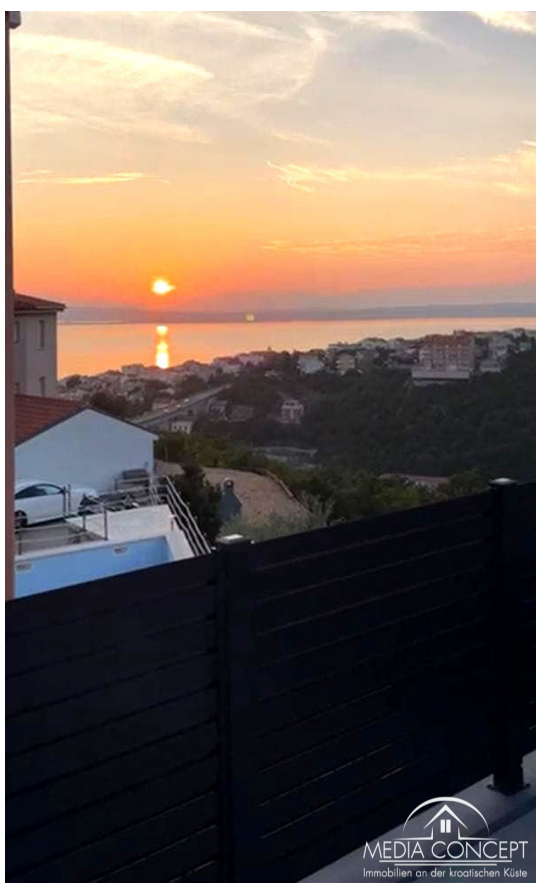




Code :	NAH2532
Location :	Crikvenica
Building size :	122 m2
Lot size :	488 m2
Number of rooms :	1
Year of built :	n/a
Heating :	air conditioning
Energy efficiency :	processing

Price :	price on request €
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Makler-Courtage von 3% zzgl. den gesetzlichen Mwst ist bei Vertragsabschluss fällig.

Fully Renovated Stone House with Sea View, Large Terraces and High Privacy in Crikvenica

Fully Renovated Stone House with Sea View, Large Terraces and High Privacy in Crikvenica

For sale is a fully renovated and newly furnished stone house in Crikvenica, situated in a peaceful and private location, featuring spacious terraces, a beautiful sea view and excellent proximity to the beach and town centre.

The property offers an attractive combination of Mediterranean character, modern amenities and a high level of privacy, making it suitable both as a private holiday home and as an attractive investment opportunity for tourist rentals.

Living Area and Features

The house offers approximately 122 m² of living space and is situated on a total plot of approximately 488 m².

The living area consists of:

living room with kitchen: 12.98 m²
 bedroom: 10.76 m²
 bathroom with shower: 2.10 m²
 hallway: 4.38 m²
 storage room: approx. 5 m²

The storage room is equipped with water connections and a washing machine.

The floors in the bathroom and storage room are tiled, while the remaining rooms feature modern vinyl flooring with an attractive wood effect. The walls have been plastered and fully smoothed.

The living room with kitchen is equipped with a permanently installed

air-conditioning unit. The house also features a fireplace, to which a pellet heating system or another heating system can be connected if desired.

The bathroom has been completely renovated. The walls are fully tiled with modern ceramic tiles, while the washbasin, water heater, toilet and shower cabin were completely renewed and installed in 2023.

The entire house was fully renovated and newly equipped in 2023.

In addition, new aluminium doors were installed approximately two months ago, further enhancing the property.

Spacious Terraces with Sea View

One of the property's outstanding features is its generous outdoor space.

The house has two large tiled terraces with a total area of approximately 32.52 m², offering a beautiful sea view. The terraces provide ample space for sunbathing, relaxing, outdoor dining and enjoying warm Mediterranean evenings.

The entrance area of approximately 2.19 m² is covered.

There is also a third terrace of approximately 11.99 m², which can be accessed directly from the street.

The balustrades of all terraces are finished with granite slabs, giving the property an elegant and well-maintained appearance.

Peace, Privacy and Green Surroundings

A major advantage of this property is its exceptionally peaceful and private location.

The house is surrounded by a green protective belt, providing a high level of privacy and tranquillity. No further construction is planned in the immediate vicinity, which represents a significant advantage and helps preserve the existing sea view and peaceful surroundings for the future.

Here you can enjoy the Mediterranean atmosphere and tranquillity while remaining within easy reach of the sea and all essential amenities.

Attractive Location in Crikvenica

The beach and town centre of Crikvenica are approximately 750 metres away on foot.

Crikvenica is one of the best-known and most popular tourist destinations on the Croatian Adriatic coast. The town is particularly renowned for its beautiful beaches, pleasant Mediterranean climate and wide range of tourist, recreational and dining facilities.

The area also offers various health and wellness facilities, including

thalassotherapy services.

The distance to Rijeka is approximately 37 km, while Rijeka International Airport on the island of Krk is approximately 20 km away.

Thanks to the excellent transport connections, numerous attractive destinations can easily be reached by car for day trips. Zagreb is approximately 168 km away, Plitvice Lakes National Park approximately 134 km, and the famous Pula Arena approximately 143 km.

A Property with Distinctive Character

This charming stone house successfully combines traditional Mediterranean character with modern amenities and a high level of comfort.

The combination of complete renovation, new aluminium doors, spacious terraces, sea views, green surroundings, excellent privacy and proximity to the sea makes this property a particularly attractive opportunity in Crikvenica.

Key Features

stone house

living area: approx. 122 m²

total land area: approx. 488 m²

fully renovated and newly furnished

renovation and furnishing: 2023

new aluminium doors: 2026

living room with kitchen

1 bedroom

bathroom with shower

storage room with washing machine connection

air conditioning

fireplace with possibility of installing pellet heating

approx. 32.52 m² of terraces with sea view

additional terrace: approx. 11.99 m²

covered entrance

granite finishes on terrace balustrades

peaceful and private location

green protective belt

no possibility of further construction in the immediate vicinity

approx. 750 m to the beach and town centre

monthly fixed costs for water, electricity and waste collection: €42.95

An excellent opportunity for anyone looking for a well-maintained, fully renovated stone house with sea views, privacy and excellent proximity to the sea, situated in one of the most attractive tourist destinations of the Kvarner region.

MEDIA CONCEPT d.o.o.

Zvančiči 54 E, 51211 Matulji

Web: www.kroatien-exklusivimmobilien.com

Mail: info@media-concept.hr

