



Project: Apart Hotel

Contact:

Nederland:

Croatia Properties BV

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Kroatië:

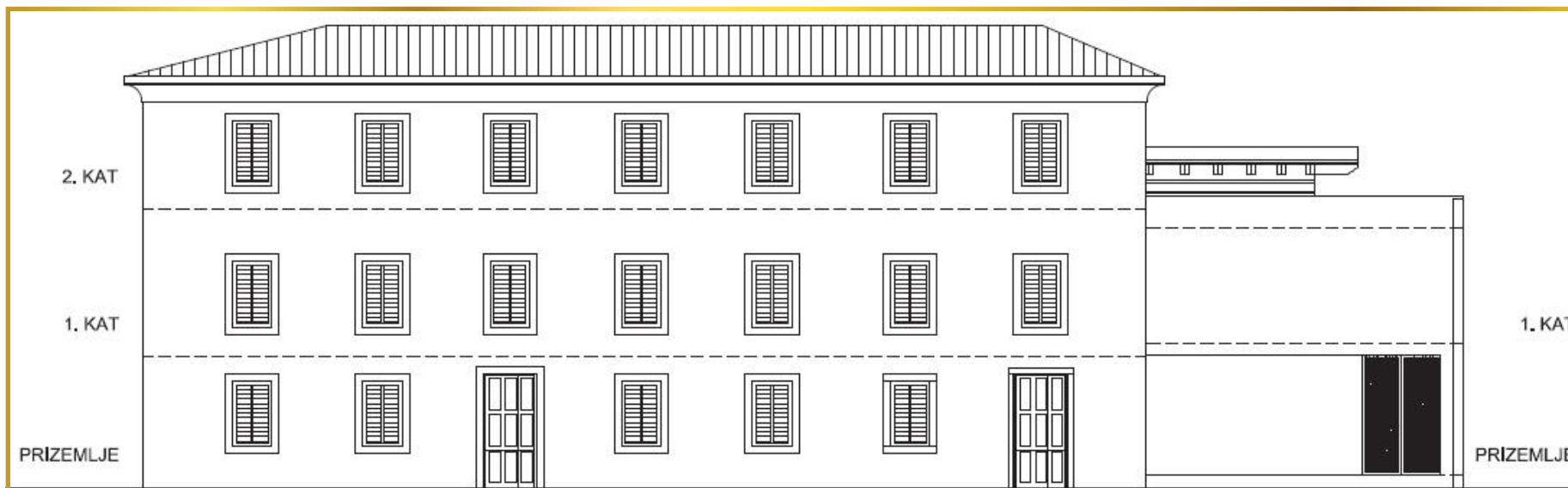
Ulica hrvatskih žrtava 360

Seget Donji – zipcode: 21218

Tel: +385 98 429 537

Croatia Properties

VODNJAN – Apart Hotel



Pročelje hotela



Vodnjan

VODNJAN – Apart Hotel

Investment opportunity

The company Croatia golfis the owner of a nice Apartment hotel with more than 25 rooms in the heart of Istria, the well known touristic destination in Croatia. Located in the City of Vodnjan, this Apartment Hotel has the right location between Pula and Porec and offers the clients everything a modern Apartment Hotel has to offer. Only a few kilometers away from the national park Brijuni the Apartment Hotel will be in the future connected to the new tourism area Brijuni Riviera.

Description

The building has a total size of 2100m² and is located in the center of the urban city Vodnjan.

Location

Vodnjan / Croatia

Investment opportunity objective

We are looking for a strategic partner to finalize the project together in a Joint venture or to find an investor who is interested in buying the real estate.

VODNJAN – Apart Hotel

Indication of returns

DESCRIPTION	Total plot size in m2	Prize per m2	BUDGET COSTS	% out of 100
Property costs	2.100	1.285,71 €	2.700.000,00 €	90,00%
Building costs	2.100	142,86 €	300.000,00 €	10,00%
Total costs	2.100	1.428,57 €	3.000.000,00 €	100,00%
Total costs /m2	2.100	1.428,57 €	3.000.000,00 €	100,00%
Gain /m2	2.100	2.000,00 €	4.200.000,00 €	140,00%
Project earning		571,43 €	1.200.000,00 €	40,00%
ROI				40,00%
Benefit	1		1.200.000,00 €	

VODNJAN – Apart Hotel



Pročelje

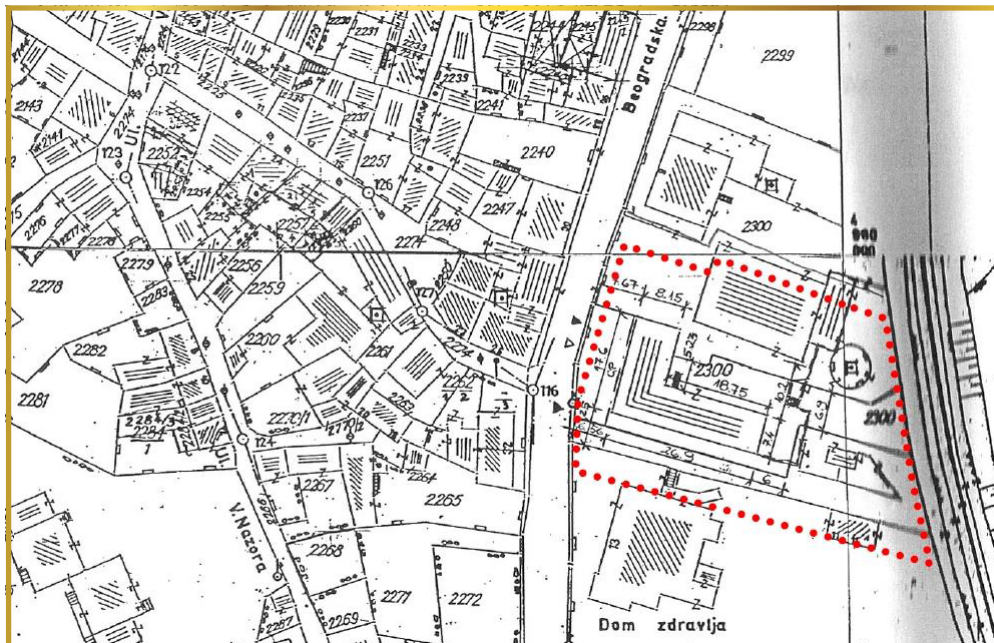


Pogled na more

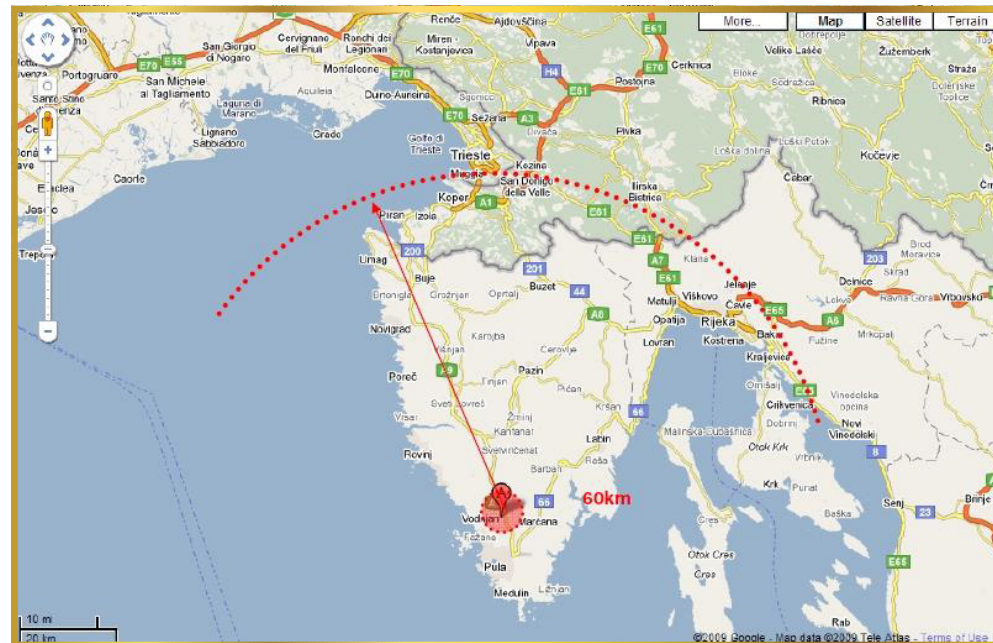


Pročelje

VODNJAN – Apart Hotel



Lokacija

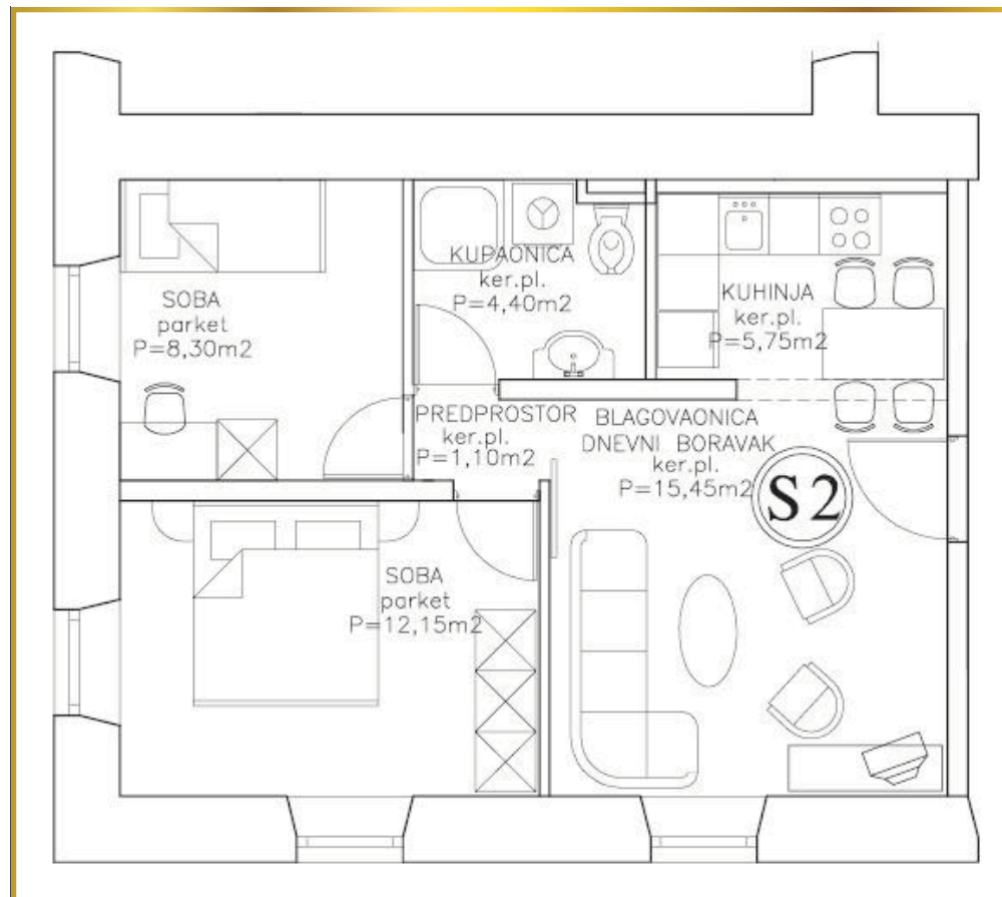


Katastarski plan

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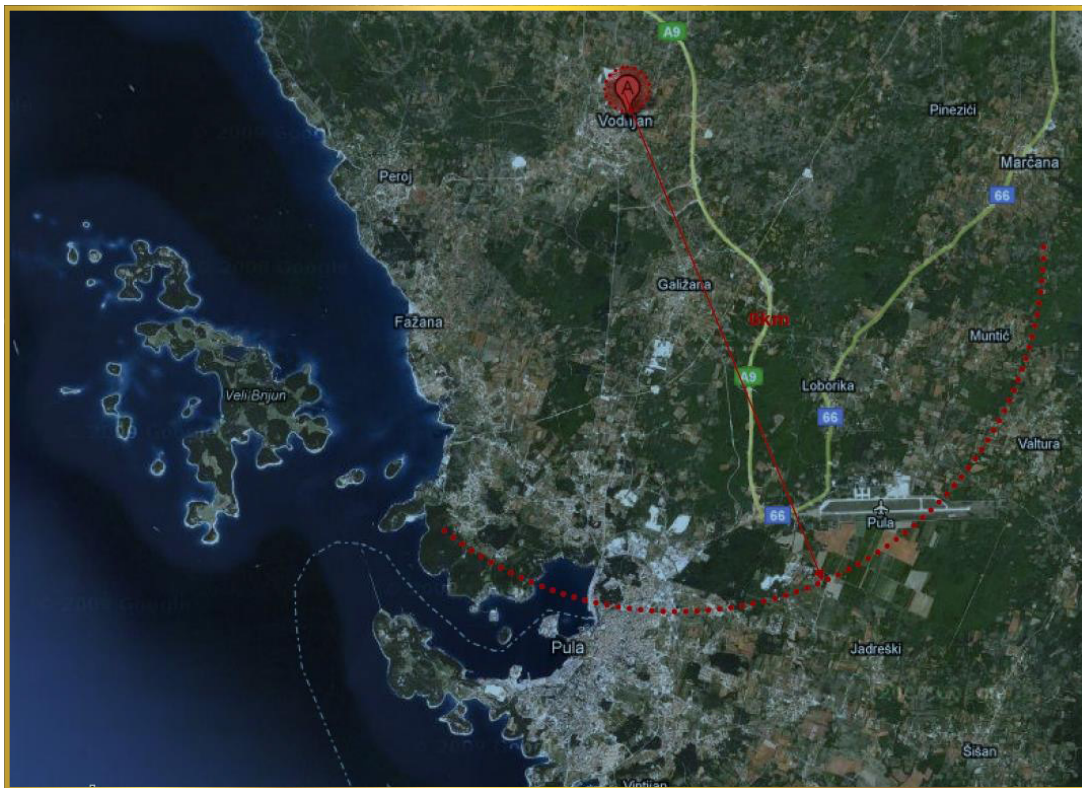


Situacija



Gradevinski nacrti

VODNJAN – Apart Hotel



Satelitske snimke



Satelitske snimke