

MANUEL ESTATE

REAL ESTATE & CONSTRUCTION

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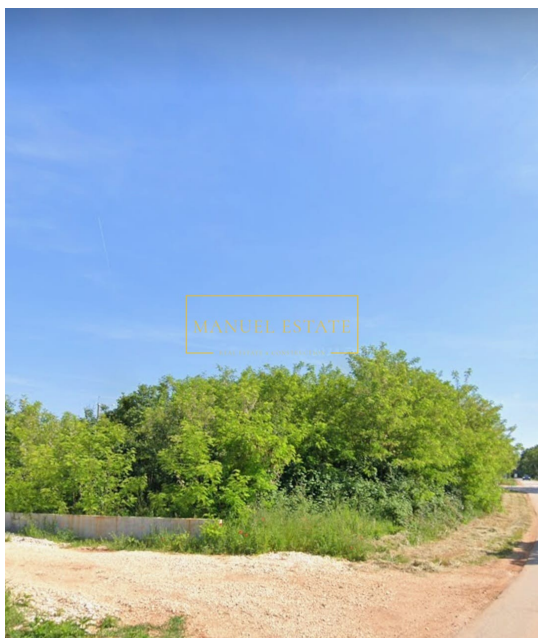
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Code :	11409
Location :	Poreč
Lot size :	2432 m ²
Distance from center :	2500 m
Distance from sea :	50 m
Distance from airport :	60 km
Seaview :	Yes
Energy efficiency :	Not specified
Year of construction :	0000

Price : 1.000.000 €



For sale: a 2,432 m² building plot located in a prime position in Poreč, within spatial zone 2T. This first-row-to-the-sea land represents a unique investment opportunity in tourism, designated for hospitality and tourist facilities.

The location offers exceptional potential for the development of luxurious and attractive amenities that meet the highest standards of modern tourism. The 2T spatial zone allows for the construction of facilities with interior designs tailored to various needs, whether for restaurants, wellness centers, rental apartments, or other features that enhance the region's tourist offer.

With its proximity to the sea, stunning views, and excellent transport connections, this plot is highly appealing. Poreč is one of the most visited cities on the Croatian coast, renowned for its rich history, cultural landmarks, and a continually growing number of visitors. Investors looking for a location with high revenue potential will recognize this opportunity as ideal for achieving significant business success.

This land offers not only a position in one of the most prestigious tourist zones but also an opportunity to create a unique space that will attract guests from around the world. Its size, development potential, and adaptability to various investor needs make it the perfect choice for a long-term investment.

Don't miss out on this chance to invest in a property that combines a premium location with unlimited potential for tourist development.

For more information, to review documentation, or to arrange a site visit, feel free to contact us via phone or email. Your ideal investment awaits!

Note: If the buyer, after viewing (physical access/personal visit)



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the property in question with the agency "Manuel Estate d.o.o." made the final decision to buy it and conclude the sale with the owner of the property, he is obliged to pay the agency commission in the amount of 3% + VAT of the total purchase price.