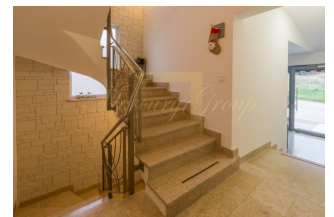




**Istria, Rovinj, a well-established pension in a great location with a view of the sea**

*Croatia, Istria*

<b>Price:</b>	<b>€ 1 800 000</b>
<b>Object type</b>	House
<b>Market</b>	New building
<b>Year built</b>	1980
<b>Bedrooms</b>	13
<b>Number of rooms</b>	13
<b>Land area</b>	508 m2
<b>Area</b>	625 m2
<b>Category</b>	For sale



Istria, Rovinj, a well-appointed and established guesthouse with a total area of 650m2 spread over three floors.

The guesthouse consists of 13 newly refurbished accommodation units.

It comprises 10 equipped rooms spread over two floors, each with its own bathroom and terrace, some with sea and old town views. On the ground floor, there are 2 apartments with two bedrooms, a bathroom, a living room, a kitchen, and a dining room combined into one space, along with a large terrace and a studio apartment.

The restaurant, with its own terrace and garden, includes additional rooms for storage needs, 2 separate toilets for guests, a separate toilet, and an entrance for staff. It can be accessed through the guesthouse or via a separate entrance.

Another additional feature this guesthouse offers is a room that can be converted into a spa, gym, or beauty salon.

It is only 150 meters away from the sea and beautiful beaches, with nearby amenities including a marina, hospital, kindergarten, public transportation, shops, cafes, and many other facilities.

This wonderful property not only represents an investment opportunity but also the potential for successful business operations in the tourism champion city.

For more information, we are at your disposal.



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