



REPUBLIKA HRVATSKA

Ministarstvo gospodarstva

Business zone “Vrtača” (Tounj)

General information

Location (city/municipality)	Tounj
Zone type	Business zone
Size of the zone (m²)	33.170
Available land size (m²)	33.170
Construction purpose	Manufacturing and services
Allowed construction density	Entirely
Construction efficiency coefficient allowed	Entirely
Allowed construction height (m)	20
Allowed noise level (at the border of the site, dB)	Not foreseen in physical plans

Site specifications

Offered land lot size (m ²)	Dimensions of plot (width*height, m)	Site description	Title deed	Public or private ownership	Constraints on changing ownership title	Land transfer	Land sale/rent price (EUR*/m ² / EUR*/m ² /yearly)
75000	*	Hilly		Public, private	No encumbering rights	Sale	3
30000	*	Hilly		Private	No encumbering rights	Sale	3

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Infrastructure/energents capacity

Gas

Availability No

Electricity

Availability Yes

Water

Availability Yes

Sewage

Availability No

Water purifier No

Communal information

Communal contribution fee

Communal contribution for manufacturing (EUR/m³) 1,86

Communal contribution for office spaces (EUR*/m³) 1,59

Communal contribution for services (EUR*/m³)

Redemption from paying communal contribution fee Yes, entirely

Communal contribution tax

Amount of communal contribution tax (EUR*/m²)

Communal contribution tax

Redemption from paying communal contribution tax Yes, in full - the first 3 years

Water contribution

Water contribution for business buildings (EUR*/m³) Croatian Waters

Water contribution for manufacturing buildings (EUR*/m³) Croatian Waters

Water contribution for open-space business buildings (EUR*/m²) Croatian Waters

Water fee

Water regulation fee (EUR*/m²) Croatian Waters

Physical plans

County urban plan Yes

Municipal/City urban plan Yes

Urban development plan Created

Detailed urban plan Created

Distances from traffic infrastructure

Road 0 km

Highway A1, 10 km

Railway siding 3 km

Sea port Port of Rijeka, 70 km

Airport Franjo Tuđman Airport Zagreb, 80 km

Companies in the zone

Company name	Activity	Country of origin	Parent company	Company website
RUDAR D.O.O.	Exploitation of mineral raw materials - technical stone	Republic of Croatia		

Gallery

* average rate = 7.54

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