



€265,000

## PODGORICA, TROUT FARM

<https://www.anchorproperties.site>

Property in Opasanica, Size: 190,000m2 Idillic setting in the mountains, the great escape, located between Kolasin and Podgorica. A great location for hikes, camping and bush getaways, although remote it is only 10 kilometers from the highway and has electricity, water, and a road. A mini artificial lake was built for tourism activities or trout [...]

- Farm
- Land
- Sold
- 190000 m<sup>2</sup>

### Basics

**property\_id:** 12973

**Price:** €265,000

**Type:** Farm

**Lot size, m<sup>2</sup>:** 190000 m<sup>2</sup>

**Title:** Podgorica, Trout Farm

**Category:** Land

**Status:** Sold

**Date added:** Added 3 years ago



### Call us now

Phone: +38268552442

Email: [jke.anchor@gmail.com](mailto:jke.anchor@gmail.com)

Address: Tivat



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## Description

### Short Description:

Property in Opananica, Size: 190,000m<sup>2</sup>

Idillic setting in the mountains, the great escape, located between Kolasin and Podgorica. A great location for hikes, camping and bush getaways, although remote it is only 10 kilometers from the highway and has electricity, water, and a road.

A mini artificial lake was built for tourism activities or trout production or both. According to the studies of a professor in the Faculty of Agriculture, the property is very suitable for the production of trout, of at least 70 tons per year (which yields an annual income of about 280,000 €).

There is a fresh supply of water throughout the year as the river Opananica flows next to the property, and never dries up, as well as the river Margarita.

This would make a great location for those seeking the great outdoors. With a little bit of imagination and you could have a thriving tourist business together with trout fishing...

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## Property Features

**Suitable For:** Farming, Development, Tourism



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