

EU will respect its obligations towards Turkey and Croatia



British Prime Minister Tony Blair declared in Brussels in mid June that expanding the EU is an historic opportunity to build a more powerful and larger union and added that the EU will respect its obligations to Croatia. 'During our mandate we will try to fulfil our commitments toward Croatia and expect that their future is inside Europe' said Mr Blair in the European Parliament detailing the priorities of the British presidency which starts on the 1st of July.

In another statement, the Vice-president of the Europe commission Guenter Verheugen declared in Washington in June "Croatia is already a candidate for EU entry, so it has a different position than other countries. The only problem that I can see is full cooperation with the Haag tribunal and an announcement on this is due in mid July".

In turn, a press release from the EU parliament stated that Croatia has made great progress in its cooperation with the Haag tribunal and negotiations can begin as soon as the Council agree that the level of this cooperation is satisfactory.



EasyJet to bring cheaper airfares to Dubrovnik

Low Cost Airlines Conference held in Dubrovnik: The conference was attended by the local representatives of Dubrovnik Airport and tourist employees, as well as representatives of European airports who have experience with low-cost airlines, namely Trieste and Salzburg airports.

The objective of the conference was to explain the role of every participant in a low cost project and the effect of entry of Croatia into the European open skies agreement which has been confirmed. It was announced at the conference that the British airline EasyJet will fly from Great Britain and Germany to Dubrovnik said Tonči Peović, director of Dubrovnik Airport. EasyJet have been granted 3000 slots in 2006 and are expected to bring an additional 300,000 visitors to Dubrovnik.

Concorde Travel Dublin and Dream Property Croatia announce cooperation



We are delighted to announce that our travel partner in Ireland, Concorde travel have agreed to allow us to advertise our services on their ticket inserts bringing the Dream Property brand to the many thousand of Irish visitors to Croatia and Montenegro.

Helen Moyles, from the DPC Dublin office, stated 'Concorde Travel are the premier travel agency servicing the Dalmatian Coast and Montenegro with the longest experience of this market. Their 2005 brochure is a testament to their knowledge of the region with a great range of not only flight and accommodation but also adventure holidays in the region. Concorde are also offering to break packages to allow clients to spend time in Split, Dubrovnik or Montenegro over the 7 days as well as the best car hire prices we have seen for Croatia'.

She added 'We are also pleased to announce that Concorde have offered a 10% discount on their flight and accommodation prices to all clients who travel to Croatia or Montenegro to view property with us'. So if you are unsure whether Split, Montenegro or Dubrovnik are for you, call our Dublin office (01) 662 9484 and we will assist you to sample all three. Concorde now have details of weekly special offers online at <http://www.concordetravel.ie/specials.asp>.

Croatian Headlines

Half a million visitors walk old walls of Dubrovnik



Visiting the town walls of Dubrovnik is an inevitable part of a holiday in the town, and the picture of town roofs with the view of the sea and the surrounding area is surely one of the most attractive scenes in Dubrovnik. Tickets to the town walls were still sold for 15 Kuna (2 Euro) last year, and this year's price increase to 4 Euro has been well received by visitors. According to the secretary of the Friends of Dubrovnik Antiquities Association, Kate Bagoje, over half a million guests visited the walls in the first six months of 2005. All funds received are reinvested in the preservation of the city.



Increased tourist spending

According to predicted growth rates for tourism over the next 10 years, across Europe, Croatia is in 5th place with a predicted annual growth rate of 8% to 2015. Montenegro topped the scale at number 1 in predicted annual growth in tourism, with growth expected to top 12% annually.

Split to Zagreb motorway opens



The entire Zagreb-Split motorway (380 kilometres), connecting Croatia's North and South, was officially opened yesterday by Prime Minister Ivo Sanader.

The opening ceremony was held at the Krka rest area near Skradin, 50 kilometres Northwest of the city of Split. "Generations of Croats have dreamt of this goal, and today we have the privilege to be part of a generation that not only managed to free Croatia, but also to connect its North and South," Sanader said. "This isn't just a road from Zagreb to Split, but a path through history reminding us what we desired while being part of Yugoslavia and what we were deprived of," Sanader stressed, pointing out that the Zagreb-Split motorway was proof that perseverance and unity yield results.

President Mesić said that the opening of the Zagreb-Split motorway to traffic was the best possible gift for citizens this weekend as Croatia celebrated Statehood Day. "This road does not connect only Croatia but also a great part of Europe with the Mediterranean," Mesić said.

The motorway is of outstanding importance for the Croatian economy and tourism.



Wunenburger: E.U. to open membership talks with Croatia soon

ZAGREB, July 4 (Hina) - The outgoing head of the European Commission Delegation to Croatia, Jacques Wunenburger, said in Zagreb on Monday he was confident that talks on Croatia's full membership of the European Union would start soon. Wunenburger said that Croatia had made great progress in the last four years and that now it was much closer to the European Union than it had been at the start of his term. "I have no doubt that negotiations will open. It is now a matter of weeks or maybe two or three months. I am convinced that by the end of the year (Croatia) will have started negotiations and then the rest is a matter of business as usual. Croatia will definitely be a member in the years to come, very soon," he said after his farewell visit to Croatian President Stjepan Mesic.

Wunenburger, who is leaving Croatia in August, said he had told Mesic that he would have been happier if he left Croatia after EU membership talks had started, but that he could not achieve that. During their meeting, Mesic presented Wunenburger with a high Croatian state decoration, the Order of Prince Branimir.

Dream Property Croatia appointed as sales partner for the exclusive Sipan Island Resort and Yacht Club



In June, Dream Property Croatia were appointed as sales partner for the most exciting and exclusive project to be announced in Croatia. The Sipan Island Resort and Yacht Club, located 20 minutes by launch from Dubrovnik, will consist of over 100 owner designed villas, many on 7000m2 of land, and designed with the assistance of renowned architect Robert Dallas.

The resort will also consist of townhouses as well as a five star hotel resort and spa. Commenting on the agreement, Kieran Kelleher said 'we are delighted to be associated with the Sipan project which we believe will catapult the Dubrovnik region into an exclusive property and holiday destination which is well deserved. Our agreement allows us to represent the development in Croatia and enable us to cater for all clients visiting the site as well as represent the development exclusively in Ireland. Clients viewing the development will be shown a program of the report in our Lapad offices and then walk 150 metres to the launch which will take clients to the island'.

The project will be officially launched in July. For advance information, please contact your local office.



Dream Property Croatia move to larger offices in Dubrovnik

Our Dubrovnik office has moved to a larger and better appointed location in Dubrovnik. The new address is Kardinala Stepinca 1d, accessed from the boulevard in Lapad and directly across from the newly renovated Hotel Zagreb.

Vedrana Kelleher, who manages the business in Dubrovnik, commented 'The growth in the business as well as the association with some large prestigious developments in the region meant we needed to move to offices three times our previous size and in a more appropriate location to match the image of the business. Being practically on the boulevard in Lapad offers the best of all worlds, great views, 150m from the sea, and great coffee, and allows our clients to sit out on the terrace and enjoy the experience'.

Dream Property teams from across the business meet in Budva, Montenegro

For the first time, many of the staff of Dream Property International met in Budva Montenegro for a day of training and leisure.

Croatian Headlines

Hotel Imperial: Fantastic beginning



A month after its opening, the Hilton Imperial Dubrovnik - the first Croatian hotel in this prestigious chain - said the results of the hotel have been more than impressive. In first month of opening, business results exceeded expectations by 50 %. In June the Dubrovnik Hilton noted a 100% occupancy of all 139 rooms and 8 suits.



Lapad gets another boost

Lapad, the residential area of Dubrovnik, has received another regeneration boost as the local government announced plans to spend 1.4m Euro on the redevelopment of the promenade area, including the complete resurfacing of the beach surrounds.

The earlier cash injection by the local authorities to remodel the entire boulevard in Dubrovnik is now complete and the place has been transformed into a fantastic area complete with tree lined pedestrian walk ways and landscaped gardens and Lapad is fast becoming the trendy area of Dubrovnik.

Dubrovnik Festival announces schedule



The highlight of the summer in Dubrovnik, the Dubrovnik Festival have announced the full program of events for the summer.

For details about the Dubrovnik summer festival, visit their website - <http://www.dubrovnik-festival.hr>.

They have a detailed program of events.



New authentic Irish bar for Dubrovnik

'Beckets of Dubrovnik' is the name of the new Irish bar that has opened in the last 2 weeks in Dubrovnik. The Irish owners, Niall and Denise Sheils, have created a wonderful new pub on the main road from The Old Town to Lapad.

The pub is fast becoming popular with the growing number of expats in Dubrovnik and being discovered by tourists of all nationalities. Besides a great selection of drinks from Harp to Fishers, and of course Guinness, plans are afoot to offer a good selection of traditional food in the near future. Music nightly through the summer and well worth a visit.

Montenegro Property Market

An interview with Kieran Kelleher, Managing Director of Dream Property Montenegro



Q You launched DPM in March at exhibitions in the UK and Ireland. How has the business performed?

A. In short, beyond our highest expectations. The interest in Montenegro boomed after the exhibitions and the favourable press coverage we had in March and April. On one weekend in April, we had a group of 26 clients viewing with us. We are very fortunate to have such a fantastic team in Montenegro headed up by Sasa. The feedback from clients has been superb and welcomed.

Q. You predicted in the media that there was significant capital gains to be made in the short term. How has this eventuated?

A. In our sales brief to clients we predicted that the boom in Montenegro property prices would be dramatic and over a shorter period than has been seen in other emerging markets. Where in Croatia, where growth is continuing in prices, it is in a gradual, yet positive fashion, we believed that in Montenegro, many clients were more confident to invest as they had seen the substantial growth over the past 3 years in Croatia and agreed that it is evolutionary that this would continue down the coast. We advised our clients buying in April, that they would have made a 20-30% gain by June and this has proven exactly to be the case. There are still very good bargains available and we believe that between now and September next year, there is still substantial growth left in the market and probably another 30-40% growth available in the period.

Q. So what's your advice to clients looking to get into the market?

A. Not only were we surprised by the interest in the market, we were very pleased that many clients visiting absolutely fell in love with the place and are delighted with their purchase. My advice from here is to visit as soon as possible, one or two days is enough, and when you find a place at the right price, move quickly to secure it.

Dream Property Montenegro launch discussion forum

In June DPM launched a discussion forum through their website dreammontenegro.com. The forum allows clients past and future to discuss Montenegro from all aspects, from property to living there. To register, please click on the forum button on our website.

First guaranteed rentals starting in the Split area



Following the launch of the Villa Alana apartments on the island of Ciovo, Split is now seeing it's first developments being offered with a guaranteed rental income, in this instance an income of 4% per annum, for the first 2 years. The apartments, starting construction at the end of this year, are being developed by a leading Irish property developer, and will be built to the highest standards. For more information, please contact your local office, or click here to be brought to our website.



Preparations begin for 51st Split Summer Festival

Preparations have started for the 51st Split Summer Festival, held in various venues around the old UNESCO protected town. Described as an 'International festival of opera, concert music, drama and dance', the entire festival is held within the confines of the historical city centre and its surroundings - a city of an extremely layered and rich cultural heritage - bringing together in a unique way the traditional and contemporary, the inherited and the present, the Croatian and the European. Kevin Leacy, one of Ireland's leading trad musicians, who also happens to be the father of Dream Property Croatia's Split office manager Niall Leacy, has been invited to play on the opening night as a special guest. The festival, as well as showcasing performances of the Croatian national theatre in Split, plays host to numerous musical, theatrical and dance performances from Croatia and abroad. For more information, visit www.splitsko-ljeto.hr.

Hvar Summer Festival

The Hvar Summer Festival takes place in Hvar town every summer. The city of Hvar is the organiser of the festival, and it has prepared around 70 different acts for the devoted audience - the people of Hvar, their guests and their friends. From June to October, they will present the most distinguished performers and showcase some emerging talent, together with local amateur actors and singers, of all ages. Visit www.hvar.hr for details.

Hot properties [Click picture or contact us for more info](#)

Ref	2001507 (Split region)
Price	€95,200 to €138,060
Size	Varied
Description	This brand new development, consisting of 32 luxury apartments, is located only a short walk from the main beach on Ciovo, and a short walk from all amenities.



Ref	200146 (Montenegro)
Price	€80,000
Size	200 m2
Description	Two period houses with surrounding garden located on the edge of a charming stone village. Following full renovation the houses will offer a total accommodation area of nearly 200 square metres.

Ref	1001496 (Dubrovnik region)
Price	€5000 per/m2
Size	71 to 86 m2
Description	Amazing apartments with unbelievable views over Dubrovnik old town. A unique chance to purchase in this location.

