

Villa

Labin, Istria



Ref	RE-U-30576
Type	Villa
Region	Istria > Rabac-Labin
Location	Labin
Front line	No
Sea view	No
Distance to sea	10000 m
Floorspace	150 sqm
Plot size	860 sqm
No. of bedrooms	4
No. of bathrooms	4
Price	Price upon request

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An Istrian villa of 150 m² with swimming pool is for sale just a few minutes' drive from Labin.

It is located on a plot of land of 860 m².

On the ground floor there is a kitchen with a dining room, two bedrooms, two bathrooms, one guest toilet and a storage room.

On the first floor, there are two more bedrooms and two bathrooms, as well as a terrace with a beautiful and open view.

5 climate inverters are used for heating and cooling. It is fully equipped with PVC joinery and mosquito nets. There is also a heated 32 m² swimming pool with an electrolysis/salt water system and a fully equipped summer kitchen on the beautiful and fenced garden.

Villa was completed in 2021-2022.

An ideal property for taking over an already well-established tourist rental or for a luxurious family life.

Price is over 600 000 eur. Please, do not hesitate to inquire about the price.

Overall additional expenses borne by the Buyer of real estate in Croatia are around 7% of property cost in total, which includes: property transfer tax (3% of property value), agency/brokerage commission (3%+VAT on commission), advocate fee (cca 1%), notary fee, court registration fee and official certified translation expenses. Agency/brokerage agreement is signed prior to visiting properties.

Property advantages:

Swimming pool

Storage

Garden

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Average price/m² of this type
in this region:
3.206 €

Median price/m² of this type
in this region:
3.298 €

Average price/m² of this type
in Croatia:
4.567 €

Median price/m² of this type
in Croatia:
3.950 €

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