

# Land plot

Poreč, Istria



<b>Ref</b>	RE-U-33415
<b>Type</b>	Land plot
<b>Region</b>	Istria > Poreč
<b>Location</b>	Poreč
<b>Front line</b>	No
<b>Sea view</b>	No
<b>Distance to sea</b>	7000 m
<b>Plot size</b>	836 sqm
<b>Price</b>	€ 209 000

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Urbanized land in Poreč, for sale, cca. 7 km from the sea.  
Total area is 836 sq.m.

The land is flat and rectangular in shape, with a few olive trees. Electricity, water, sewage, telephone, and public lighting are located in close proximity to the property. The access road is a paved street.

From the first floor of a future building, there would be a view of the sea.

Located in a peaceful and attractive area, surrounded by vacation homes, this land is ideal for building a property for tourist purposes.

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:**

Urbanized

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Price per m<sup>2</sup>:  
250 €

Average price/m<sup>2</sup> of this type  
in this region:  
190 €

Median price/m<sup>2</sup> of this type  
in this region:  
182 €

Average price/m<sup>2</sup> of this type  
in Croatia:  
267 €

Median price/m<sup>2</sup> of this type  
in Croatia:  
187 €

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