

Villa

Tar, Tar-Vabriga, Istria



Ref	RE-U-37765
Type	Villa
Region	Istria > Porec
Location	Tar, Tar-Vabriga
Front line	No
Sea view	Yes
Distance to sea	1500 m
Floorspace	100 sqm
Plot size	110 sqm

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No. of bedrooms	2
No. of bathrooms	1
Price	€ 400 000

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Renovated Stone Fairytale Villa of 100 m² on a 110 m² Land Plot with Swimming Pool in Vabriga. just 1500 meters from the sea, with partial sea views!

Located in the picturesque Istrian village of Vabriga, nestled between Poreč and Novigrad, this charming property offers a peaceful setting surrounded by olive groves, vineyards, and stunning sea views.

The villa has been thoughtfully renovated with great attention to detail and spans three floors. The ground floor features a spacious living room with a dining area, a separate kitchen, and a toilet. The living room opens up to a beautiful garden with a swimming pool, barbecue area, and an auxiliary building used as a storage room.

The first floor consists of a bedroom and a bathroom, while the second floor boasts a large room with two balconies offering breathtaking sea views.

The property provides a high level of privacy, making it perfect for a quiet family home or a relaxing getaway. Its excellent location and functional layout also make it a great investment for tourist rentals.

Situated just 1,500 meters from the sea, the house is being sold fully furnished and is ready for immediate move-in or rental.

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.

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Price per m²:
4000 €

Average price/m² of this type
in this region:
3906 €

Median price/m² of this type
in this region:
3869 €

Average price/m² of this type
in Croatia:
4700 €

Median price/m² of this type
in Croatia:
3867 €

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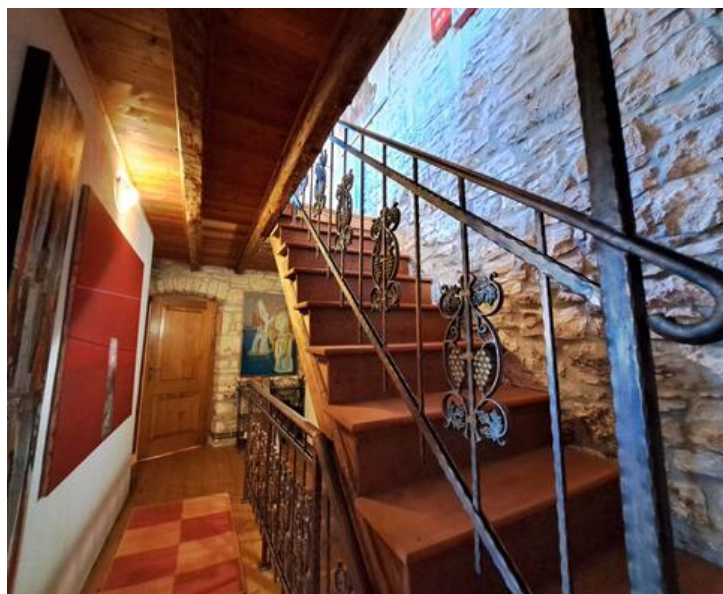
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