

# Land plot

## Poreč, Istria



<b>Ref</b>	RE-U-38832
<b>Type</b>	Land plot
<b>Region</b>	Istria > Poreč
<b>Location</b>	Poreč
<b>Front line</b>	No
<b>Sea view</b>	Yes
<b>Distance to sea</b>	900 m
<b>Plot size</b>	620 sqm
<b>Price</b>	€ 269 000

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Building land with a project, sea view, just 900 meters from the sea in Porec!  
Rare opportunity!

In an excellent location only 900 meters from the sea, near the center of Porec, a building plot of 620 m<sup>2</sup> is for sale with a preliminary design for the construction of a luxury villa with a total area of approximately 200 m<sup>2</sup> with a swimming pool.

From this location there is a beautiful panoramic view of the sea that will remain permanent. Several building plots for sale next to each other and it is possible to buy all together a total area of 2372 m<sup>2</sup> with preliminary designs and the possibility of building a total of 4 villas with swimming pool or 3 smaller buildings with 4 apartments.

Exclusive location!

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 m<sup>2</sup>:  
434 €

Average price/m<sup>2</sup> of this type  
in this region:  
217 €

Median price/m<sup>2</sup> of this type  
in this region:  
191 €

Average price/m<sup>2</sup> of this type  
in Croatia:  
272 €

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

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