

Villa

Svetvinčenat, Istria



Ref	RE-U-14757
Type	Villa
Region	Istria > Rovinj
Location	Svetvinčenat
Front line	No
Sea view	No
Distance to sea	20000 m
Floorspace	125 sqm
Plot size	400 sqm
No. of bedrooms	2
No. of bathrooms	2
Price	€ 395 000

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Romantic villa in traditional style under construction in Svetvinčenat cca. 20 km from the sea!

Villa has 125m² of living space. Land plot is 400 sq.m.

On the ground floor there is a bedroom with en suite bathroom, toilet, kitchen and living room with access to a large covered terrace with summer kitchen and swimming pool.

On the upper floor there is a bedroom with en suite bathroom and covered terrace (possible change to the bedroom).

The villa will get underfloor heating.

The villa is specially fenced and has a garden and 2 parking spaces.

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:
3160 €

Average price/m² of this type
in this region:
3542 €

Median price/m² of this type
in this region:
3348 €

Average price/m² of this type
in Croatia:
4368 €

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

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