

# House

Poreč, Istria



<b>Ref</b>	RE-U-16314
<b>Type</b>	House
<b>Region</b>	Istria > Porec
<b>Location</b>	Poreč
<b>Front line</b>	No
<b>Sea view</b>	No
<b>Distance to sea</b>	4000 m
<b>Floorspace</b>	355 sqm
<b>Plot size</b>	870 sqm

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<b>No. of bedrooms</b>	8
<b>No. of bathrooms</b>	3
<b>Price</b>	€ 420 000

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Spacious house of 355 sq.m. for sale in Porec area 4 km from the sea!

Total land plot is 870 sq.m.

House was built in 1987.

It extends over two floors.

The basement of the house consists of two storage rooms.

The ground floor consists of a large apartment with an entrance hall, 3 bedrooms, a kitchen with a dining room and a spacious living room that leads to a spacious covered terrace. On the left side of the house on the ground floor there is a studio apartment with a toilet, kitchen and living room.

The second floor is achievable by an external staircase where there is another spacious apartment with 5 bedrooms, kitchen, dining room, spacious living room, bathroom and toilet.

The house is habitable, but it needs to be modernized.

Due to its location and potential, this property is an ideal investment for all those who want to engage in renting or family life in a quiet part of the city.

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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