

Villa

Žminj, Istria



Ref	RE-U-17863
Type	Villa
Region	Istria › Rovinj
Location	Žminj
Front line	No
Sea view	No
Distance to sea	26000 m
Floorspace	187 sqm
Plot size	700 sqm
No. of bedrooms	3
No. of bathrooms	3
Price	€ 655 000

Original modern villa in Zminj under construction - to be finalized in 2023.
Total floorspace is 187 sq.m. Land plot is 700 sq.m.

It will consist of a large room with kitchen, living room and dining room, 3 large bedrooms each with its own bathroom, additional guest toilet and storage room.

The living room or salon will get an exit to a spacious garden of 700 m² where there is a large summer kitchen, ideal for summer get-togethers.

After hanging out in the summer kitchen, take a few steps and cool off in the beautiful 35 m² swimming pool. The swimming pool will get heat pumps for its heating and cooling, which makes it possible to swim and enjoy it throughout the year.

Up to 4 parking spaces with chargers for electric cars are provided for the vehicles

The villa will have underfloor heating and air conditioners can also be used. In addition, SMART HOME heating and cooling control system from your smartphone will be enabled.

The villa is sold fully furnished and equipped with custom-made furniture, including a kitchen with an island and built-in Bosch appliances.

Buying a villa in the early stages of construction allows the future owner to choose the equipment, furniture and garden decoration.

Once ready - visit to it will certainly add serotonin and make your day happy.

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:

- Swimming pool
- Storage
- Floor heating
- Garden
- Modern

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Price per m²:
3.503 €

Average price/m² of this type
in this region:
4.239 €

Median price/m² of this type
in this region:
3.528 €

Average price/m² of this type
in Croatia:
4.567 €

Median price/m² of this type
in Croatia:
3.950 €

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