

House

Fažana, Istria



Ref	RE-U-19653
Type	House
Region	Istria > Pula
Location	Fažana
Front line	No
Sea view	No
Distance to sea	150 m
Floorspace	104 sqm
Plot size	500 sqm

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No. of bedrooms	3
No. of bathrooms	1
Price	€ 510 000

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House in famous and popular Fazana, inhabited yet in Roman times, just 150 meters from the sea!

Total area is 104 sq.m. Land plot is 500 sqm.

House was built in 1964. Complete adaptation was undertaken in 2010.

It consists of an entrance hall, kitchen, dining room with living room, bathroom, 2 large bedrooms and one smaller children's room. In the garden there is a summer kitchen, a garage, and a tavern for socializing, through which you can access the upper terrace, from which you can partially see the sea and the Brijuni islands.

The property is air-conditioned, and a potash wood-burning stove is used for the winter months.

The new owner has the option of adding two more floors up to a maximum of 10m. In the immediate vicinity are all the facilities for the life of a modern man, such as: shop, post office, kindergarden, school and public transport, only 150 m from the crystal sea, promenade along the sea and the beautiful beaches of southwestern Istria.

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:

Garage
Garden
Modern

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Price per m²:
4.904 €

Average price/m² of this type
in this region:
2.853 €

Median price/m² of this type
in this region:
2.647 €

Average price/m² of this type
in Croatia:
3.035 €

Median price/m² of this type
in Croatia:
2.625 €

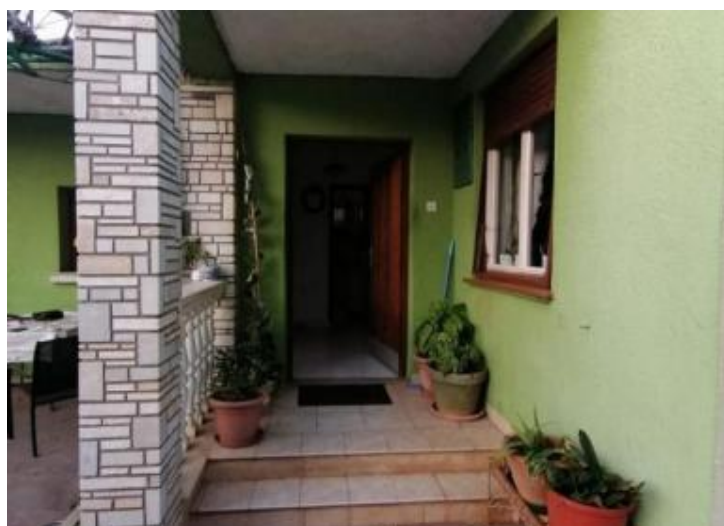
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