

House

Premantura, Medulin, Istria



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Ref	RE-U-28489
Type	House
Region	Istria > Pula
Location	Premantura, Medulin
Front line	No
Sea view	No
Distance to sea	600 m
Floorspace	150 sqm
Plot size	234 sqm
No. of bedrooms	3
No. of bathrooms	2
Price	€ 450 000

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Reasonably priced house in Premantura, Medulin, close to Nature Park Kamenjak!

In the center of Premantura, in a very attractive location, we offer for sale a detached house. The total area is 150m², consisting of 2 apartments with separate entrances. It spans two floors. On the ground floor, there is an apartment with one bedroom, kitchen, living room, bathroom, and a covered terrace. On the first floor, there is another apartment consisting of a kitchen with a living room, bathroom, two bedrooms, and a large terrace.

For heating during the winter months, gas central heating is used. Each apartment has one air conditioning unit installed. Solar panels are used for water heating. The house was renovated in 2020. The property includes a barbecue and two parking spaces. Total land plot is 234 sq.m. The house is equipped with video surveillance. New owners have the possibility of adding another floor, providing a sea view.

The distance from the beautiful beaches with crystal clear water is only 600m.

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:
3000 €

Average price/m² of this type
in this region:
2752 €

Median price/m² of this type
in this region:
2660 €

Average price/m² of this type
in Croatia:
2886 €

Median price/m² of this type
in Croatia:
2582 €

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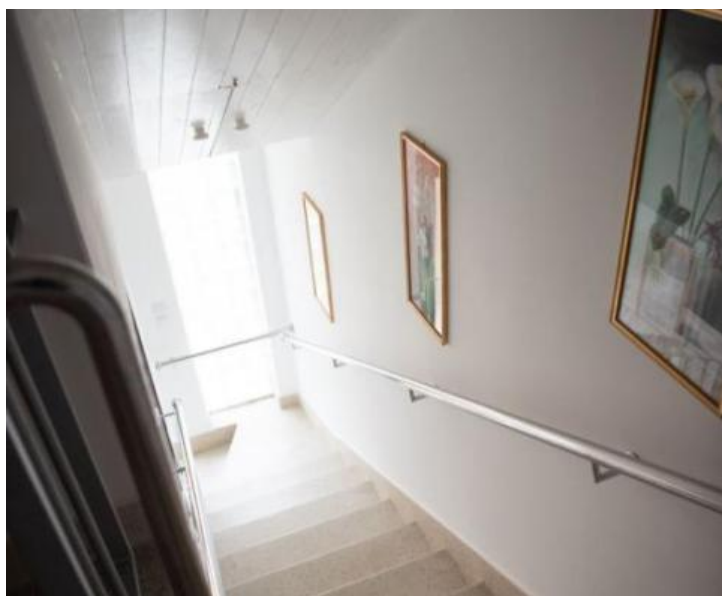
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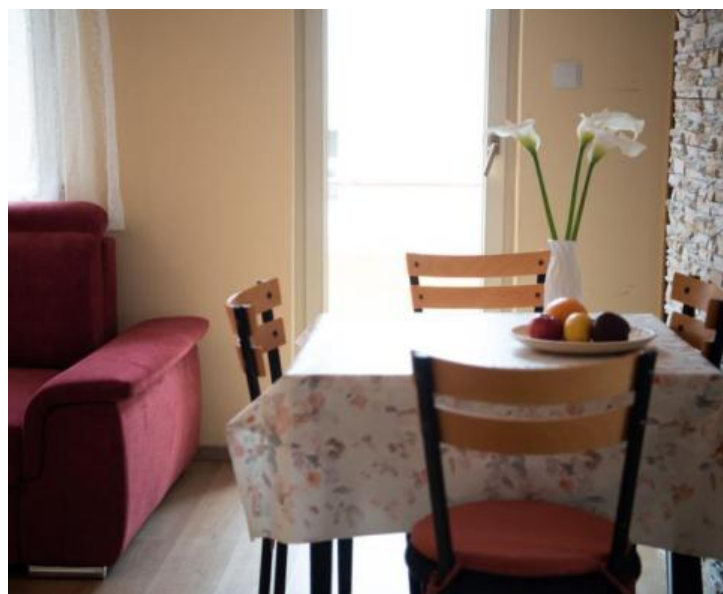
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