

Poreč, Građevinsko zemljište s projektom i pogledom na more, Kaštelir-Labinci, Land



Seller Info

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About us: Europartner is a licensed real estate agency based in Istria in the town of Poreč, an active member of the Croatian Chamber of Commerce.

Our mission is to fulfill the wishes of our clients, we listen to what you tell us and we are focused on realizing your wishes, which helps us with our many years of experience and acquired market knowledge.

Our Real Estate Portfolio is the result of our work and desire to be among the best, and our satisfied clients are the crown of our profession.

Our business does not end with the signing of the contract, we are still available to our clients for all other jobs from the

moment of purchase to carefree
move into the desired property.

We speak: Croatian, English,
German, Italian

We are enrolled in:

Directory of real estate agents
in the Republic of Croatia,
pursuant to Article 12,
paragraph 2 of the Law on Real
Estate Brokering (Official
Gazette 107/07)
Register of Real Estate Brokers
in the Republic of Croatia,
pursuant to Article 2 of the Law
on Real Estate Brokering
(Official Gazette 107/07)

EUROPARTNER d.o.o
Istarskog Razvoda 1, 52440
Poreč
OIB: 68770135089
MBS: 130003427
Share capital: 20.000,00 HRK
The competent court:
Commerical court Pazin

Listing details

Common

Title:	Poreč, Građevinsko zemljište s projektom i pogledom na more
Property for:	Sale
Land type:	Building lot
Property area:	4423 m ²
Price:	1,120,000.00 €
Updated:	Aug 24, 2023

Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Kaštelir-Labinci
City area:	Kaštelir
ZIP code:	52464

Permits

Building permit: yes
Ownership certificate: yes



Description

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Istria, Poreč, Kaštelir, For sale is an extraordinary building plot located in the beautiful area of Kaštelir. This land offers a spectacular view of the sea, giving you the opportunity to enjoy the idyllic landscape and beautiful sunsets. The land has a total area of 4,423 m² and represents an extraordinary opportunity for investors or individuals who want to create an exclusive residential complex with a unique view of the sea. What makes this offer extremely attractive is the fact that the land has a building permit and a project for the construction of five modern villas. Each villa has been carefully designed to provide a high level of comfort and luxury.

FIVE plots for your cottage settlement For living, holidays, or rental business

Kaštelir village: One of the best tourist villages in the World (according to the United Nations) Istria peninsula, Croatia 7-8 km - to Lanterna, Crnika beaches of Adriatic Sea 12 km – to town Porec, 40 km - to Portoroz (Slovenia), 70 km - to Trieste airport (Italy) 60 km - to Pula airport (Croatia) Close to major European cities: 130 km - to Ljubljana (Slovenia), 220 km – to Venice (Italy), 350 km – to Graz (Austria), 530 km - to Munich (Germany), 600 km - to Budapest (Hungary)

Five plots: 4,423 m² - total Plots Area Type of plot - building land 5 land plots of 884 m² each Construction permit received Electricity, water and sewerage 50 meters from the border of the plots Included: project documentation for the construction of five modern villas with swimming pools. Villa: Sea view from the upper floor 181 m² - Bruto area, including balconies on the first floor 136 m² - Net Usable Area Ground floor: dining, living room and a kitchen (44,56 m²), WC, boiler room, pantry, spacious terrace (112,57 m²) 1st floor: three master bedrooms with their own bathrooms (23,3 m², 20 m², 22.2 m²) Swimming pool: 31,36 m² (3,5 x 9 x 2) Parking: three spaces per villa Social Infrastructure: 15 km - Poreč General Hospital: Within 1-2 km: Kastelir Center Churches of 13th and 18th centuries well-recognized Dentist Clinic Konzum Supermarket Bank and cash machine Post Office primary school Parks & Playgrounds Taxi station Hair dressing salon This is an excellent opportunity for investors who want to invest in luxury real estate with a beautiful sea view. Kaštelir is known for its beauty, peaceful surroundings and proximity to the coast, which additionally makes this area attractive for potential residents or tourists. Do not miss the opportunity to become the owner of a unique part of Kaštelir with a wonderful view of the sea and the possibility of building modern villas that will satisfy even the most demanding tastes. Contact us to provide you with additional information and answer all your questions. Custom ID: L-600 Remark: Viewing the property is possible with the signing of the brokerage contract, which is the basis for further actions related to the purchase and sale, all in accordance with the Act on

Brokerage in Real Estate Transactions. The agency commission is determined by the brokerage contract, and is payable after the conclusion of the sales contract.

Additional contact info

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Agency ref id: L-600
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