

ISTRA. LABIN DVOETAŽNI STAN U NOVOGRADNJI, CENTAR, Labin, Flat



Seller Info

Name: Re/Max Plus labin
First Name: Re/Max
Last Name: Plus labin
Company Name: Re/Max Plus Labin
Service Type: Selling and renting
Additional Email: mantika2013@gmail.com
Website: <https://www.remax-plus.info>
Country: Croatia
Region: Istarska županija
City: Labin
City area: Labin
ZIP code: 52220
Address: Zelenice 7
Phone: +38552496062
About us: In the very center of Labin, on Zelenice, Re/Max Plus Labin, a branch of the world's leading real estate agency, has been operating successfully for many years.

Re/Max is the name of a real estate brokerage company founded in 1973 in Denver, USA. The name is an abbreviation of 'Real Estate Maximums', which confirms the founder's vision of achieving maximum results in work, cooperation, quality and profit. That they succeeded in this will be convinced by the data that in the past 46 years they have expanded their operations to 90 countries, so currently there are 7,000 offices around the world with 120,000 sales representatives, i.e. agents.

There are 19 branches operating in Croatia, four of which are in Istria, and the Labin branch is achieving notable results in business.

The key factors that contribute to the success of Re/Max are that the office managers and sales representatives are motivated and professionally trained. Re/Max's sales representatives prepare a sales plan for each property, which they execute in cooperation with the client. Rea/Max's office in Labin promotes every real estate it has on offer, and they are also connected with other Remax offices in a certain area or in a certain country, thus attracting a much larger number of potential buyers than is the case in a traditional or independent way mediation in real estate business.

What makes the difference is the immediate, professional approach of the sales representatives (agents) of the Labin office, who continuously maintain contacts with sellers and buyers, who therefore feel respected and at the same time know that they and their real estate are being taken care of in a quality way.

Reg No.: 52/2014

Listing details

Common

Title: ISTRA. LABIN DVOETAŽNI STAN U NOVOGRADNJI, CENTAR
Property for: Sale

Property area: 126 m²
Bedrooms: 4
Bathrooms: 2
Price: 440,000.00 €
Updated: Aug 31, 2023

Condition

Newbuild: yes
Built: 2023



Location

Country: Croatia
State/Region/Province: Istarska županija
City: Labin
City area: Labin
ZIP code: 52220

Additional information

Energy efficiency: A

Parking

Number of parking spaces: 2

Description

Description: Semi-detached house in the city center, newly built on a plot of 592 m² with two two-story apartments. Both halves of the building are for sale, which in nature represent two flats with a net area of approx. 126m². Both apartments have a similar layout and surfaces, which extend through the ground floor and first floor. The ground floor with its area of 64 m² includes an entrance hall, bathroom, kitchen with dining room and living room, and two storage rooms, while the first floor is reached by an internal staircase and there we will find three bedrooms, two bathrooms, a laundry room and an entrance hall. Each half of the building, or each apartment, also has a part of the garden measuring 150 or 250 m² (depending on which part of the house is bought), as well as two parking spaces. All rooms will have oak three-layer parquet, while in bathrooms, toilets, storage rooms, terraces, high-quality rectified Italian 1st class porcelain will be installed. as well as high-quality sanitary ware (Olympia, Grohe, Aquastil). The staircase in the apartment is made with oak treads (4 cm). Heating and cooling is via Mitsubishi air conditioning (4 air conditioners per apartment) - the most awarded AP model, which is the first choice of all installers in terms of energy efficiency and flawless

long-term operation in all modes of operation (summer, winter). The consumption of hot water is ensured through a heat pump with a boiler of 250 l, which has the possibility (option) to connect to solar panels, the pre-installation of the solar outlet will be carried out, so if the future owner wants to have solar water heating, it will be very easy to connect them to the roof. Carpentry: high-quality PVC, Deceuninck Elegant - winner of awards for design and technology. On the lifting-sliding walls for easy opening (2 pieces in the living room in each apartment) there is a three-layer glass with an electric motor for blinds. Facade: ETICS 10cm Baunit. Parking: pavers The pre-installation of an electric shaft for chargers of electrically powered vehicles is also planned. The property is ideal for family life due to its proximity to the city center (walking distance) as well as all essential amenities (shops, kindergartens, schools). ID CODE: 300291001-1513

Additional contact info

Reference Number: 514970
Agency ref id: 300291001-1513