

Istra, Fažana, Valbandon, samostojeća kuća 438m2 s bazenom, prodaja, Fažana, House



Seller Info

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About us: Terram nekretnine Istra je

tvrtka koja se bavi posredovanjem u prometu nekretnina sa dugogodišnjim iskustvom.

Cilj nam je pružiti vrhunsku uslugu za posredovanju u kupnji i prodaji nekretnina na području Istre.

Posredujemo u kupnji i prodaji nekretnina, prezentiramo nekretnine na internetu i u medijima, organiziramo razglede za potencijalne kupce, savjetujemo Vas o najboljoj praksi i uvjetima za kupoprodaju nekretnina te Vas po potrebi povezujemo s odgovarajućim stručnjacima koji će vas voditi kroz postupak potreban kako biste riješili

pitanja u svezi vaše nekretnine i tako osiguravamo preduvjete za njihovu prodaju (usluge arhitekata, odvjetničke, geodetske, bankarske, itd.).

Nekretnine koje se nalaze u našoj ponudi su prošle provjeru knjižno-imovinskog provjeru statusa nekretnine kako bi Vam osigurali sigurnu i bezbrižnu kupnju.

U postupku kupoprodaje nekretnine pripremamo sve potrebne pravne akte i dokumente no naša uloga ne završava potpisom kupoprodajnog ugovora nego se nastavlja uslugama kroz konačan proces prijenosa vlasništva nekretnine i izvršenje zakonskih obveza u cijelom postupku (razrez poreza na nekretnine, uknjižba vlasništva na nekretnini, prijenos tekućih obaveza i ostalo ali stručnu terminologiju (od prijepisa svih priključaka, prijava kod administrativnih tijela, ...)).

Obratite nam se s povjerenjem!

Vaš Terram team

Reg No.: 181/2022

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Listing details

Common

Title:	Istra, Fažana, Valbandon, samostojeća kuća 438m2 s bazenom, prodaja
Property for:	Sale
House type:	detached
Property area:	438 m ²
Lot Size:	445 m ²
Bedrooms:	11

Bathrooms: 5
Price: 625,000.00 €
Updated: Sep 27, 2023

Condition

Condition: Kept

Location

Country: Croatia
State/Region/Province: Istarska županija
City: Fažana
ZIP code: 52100

Permits

Ownership certificate: yes

Additional information

Infrastructure: Water, Air conditioner, Gas
Energy efficiency: In preparation



Parking

Garage: yes

Description

Description: Istria, Fažana, Valbandon, a detached house with a total square footage of 438m² for sale, with a swimming pool and a landscaped garden of 445m² and a large garage in the basement of the house. The house consists of a ground floor, a first floor and an attic. On the ground floor there are three apartments with a well-established long-term business in tourist rental. Two smaller apartments, one 28m², the other 29m², each consist of an entrance hall, a bedroom, a kitchen with a living room and a dining room, and a bathroom. The third apartment of 65 m² consists of an entrance hall, two bedrooms, a kitchen with a dining room, a living room with a dining room and two bathrooms. There is also a nice outdoor terrace on the ground floor. An external staircase leads to the first floor, which consists of an entrance hall, three bedrooms that have access to a large terrace that stretches the entire length of the house, a large kitchen with a dining room, a spacious living room with direct access to another terrace. The house also has a high attic, which has a lot of potential for conversion into an additional apartment of approx. 75 m², and a nice spacious terrace continues in the continuation of the attic. The house is located in a beautiful and quiet location, distance from the sea and beaches for

swimming 900m, distance from Fažana 2km, close to all necessary facilities, ideal for family life or rental in tourism. Ownership clean Custom ID: K-191 Energy class: U izradi **Interested buyers can obtain the necessary information about the advertised real estate and view it through our agency only with the prior signing of a real estate mediation contract or Real Estate Viewing Record.** **The buyer pays an agency commission of 3% + VAT.**

Additional contact info

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