

## Labin, poslovni prostor za najam na odličnoj lokaciji, Labin, Commercial property



### Seller Info

Name: Agencija Diamond Realestate  
First Name: Agencija  
Last Name: Diamond Realestate  
Company Name: Diamond Real Estate d.o.o.  
Service Type: Selling and renting  
Website: <https://diamond-realestate.hr/>  
Country: Croatia  
Region: Istarska županija  
City: Poreč  
City area: Poreč  
ZIP code: 52440  
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Mobile: +385 52 210 824  
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About us: Diamond Real Estate  
Partizanska 5a, Dom Obrtnika,  
1.kat,  
52440 Poreč

### Listing details

#### Common

Title: Labin, poslovni prostor za najam na odličnoj lokaciji  
Property for: Rent  
Property area: 755 m<sup>2</sup>  
Number of Floors: 1  
Bedrooms: 34  
Price: 9,060.00 €  
Updated: Apr 16, 2024

#### Condition

Built: 1979.

#### Location

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

## Permits

Building permit: yes



## Additional information

Energy efficiency: In preparation

## Description

Description: Istria, Labin Office space for rent in a frequent business location. Business space of 755 m2 is spread over two floors. The ground floor consists of 9 separate rooms, two toilets and a corridor with a total area of 215 m2, while the first floor has 19 separate rooms, a corridor and two toilets with a total area of 540 m2. The premises are currently partitioned, but it is possible to rearrange and adapt them depending on the activity that would be carried out in the business premises. Heating is via air conditioning and there is a separate entrance to each floor. The office space is ideal for office activities, but also for the performance of various service activities. The possibility of decorating and equipping the space is by agreement. In the long-term rental option, the owner is ready to completely adapt the premises according to the needs of the planned activity. The electricity is three-phase and the leased power is 820 kWh, in addition, the building has its own photovoltaic power plant. Also, the building is in an excellent location, well connected by traffic with a secured large-capacity parking lot. It is within walking distance to amenities such as shops and cafes, while the city center is 4 km away.  
ID CODE: 2003-571

## Additional contact info

Reference Number: 528407  
Agency ref id: 2003-571  
Contact phone: +38552210824