

## ISTRA, TAR - Luksuzna vila s bazenom, Tar-Vabriga, House



### Seller Info

Name: Agencija Dux nekretnine  
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First Name: Agencija  
Last Name: Dux nekretnine  
Company Name: DUX NEKRETNINE d.o.o.  
Service Type: Selling and renting  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Rijeka  
ZIP code: 51000  
Address: Tizianova 8  
Mobile: 385 91 480 8808  
Phone: 385 51 518 174  
About us: Dux nekretnine agency operates with the aim of raising the quality of real estate brokerage to a higher level of professionalism and mutual satisfaction of the parties with which it cooperates. How do we do that? We approach each client humanely and professionally in order to facilitate one of the biggest and most important decisions in life - buying real estate. Our offer includes a wide range of high quality and very attractive properties in the Kvarner, Istria, islands and wider surroundings in order to satisfy the refined tastes of our longtime customers. The buying and selling process takes place at the highest level of quality with our reliability and commitment to each individual client. Our job is not done until we see a smile on the faces of clients. And even then because we like to stay in touch

even after the contract is signed  
- because our mission is more  
than just a job.

## Listing details

### Common

Title:	ISTRA, TAR - Luksuzna vila s bazenom
Property for:	Sale
House type:	detached
Property area:	240 m <sup>2</sup>
Lot Size:	525 m <sup>2</sup>
Bedrooms:	5
Bathrooms:	4
Price:	650,000.00 €
Updated:	Nov 15, 2024

### Condition

Newbuild:	yes
Built:	2022

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Tar-Vabriga
ZIP code:	52440

### Permits

Ownership certificate:	yes
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### Additional information

Energy efficiency:	In preparation
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### Description

Description:	ISTRIA, TAR-VABRIGA - Luxury villa with swimming pool The municipality of Tar-Vabriga is located between the tourist centers of Poreč and Novigrad, offering their charm within easy reach, but at the same time nurturing its own authentic offer dominated by olive growing and fishing, the hospitality of the local people and the traditions that are passed down from generation to generation. Tar-Vabriga is a municipality with six settlements that was created by separating from the city
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of Poreč. The story begins with the merging of two places into one, places that condense strong contrasts into a unique whole. There, at the same time, you come across the largest river of the Istrian peninsula, the Mirna, flowing into the restless sea and creating wonderful pictures in nature, but also the roads that lead inland, the realm of fresh forests and olive groves. The olive plantations that surround Tar and Vabriga and descend from the hinterland all the way to the sea, precisely because of their extraordinary location, produce the best olive oil in Europe. Only 2 kilometers from the sea, this modern villa is for sale, located on a plot of land measuring 525 m<sup>2</sup>. The area of the villa is 240 m<sup>2</sup>, and it extends over two floors. On the ground floor there is a large living room with kitchen and dining room, one bedroom, bathroom, pantry and toilet. From the living room there is access to the terrace from which access to the swimming pool and swimming pool is possible. On the first floor there are 3 bedrooms, each with its own bathroom and terraces. The villa is built from high-quality building materials. The villa has underfloor heating and air conditioning for heating and cooling. The planned completion of construction is January 15, 2024. The stated price is without VAT for legal entities, while for natural persons the price is increased by the VAT item. An ideal property for investment for the purpose of tourist rental due to the proximity to the sea and all facilities or as a private holiday residence. Dear clients, the agency commission is charged in accordance with the General Terms and Conditions: <http://www.dux-nekretnine.hr/opci-uvjeti-poslovanja> ID CODE: 25569

## Additional contact info

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