

## ISTRA, TAR - Dvosoban stan na 1.katu sa krovnom terasom, Tar-Vabriga, Flat



### 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  
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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 - Dvosoban stan na 1.katu sa krovnom terasom
Property for:	Sale
Property area:	73 m <sup>2</sup>
Floor:	1
Number of Floors:	1
Bedrooms:	3
Bathrooms:	1
Balcony area:	5.85 m <sup>2</sup>
Terrace area:	35 m <sup>2</sup>
Price:	305,000.00 €
Updated:	Nov 16, 2024

### Condition

Newbuild:	yes
Built:	2024

### Location

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

### Permits

Building permit:	yes
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### Additional information

Energy efficiency:	In preparation
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### Heating

Central heating:	yes
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### Parking

Number of parking	2
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spaces:

## Description

Description:

ISTRIA, TAR - Two-room apartment on the 1st floor with a roof terrace. Originally two settlements, Tar-Torre and Vabriga-Abrega, today are one place divided by the main road that connects Poreč and Novigrad. It is a fertile plateau at 112 meters above sea level, which descends on one side towards the sea, and on the other towards the mouth of the Mirna River. The area is known for its excellent olive oil, and right at the foot of Tar-Torre, on the Larun plantation, olives are grown, from which excellent olive oil is obtained. Four residential buildings with four apartments each are under construction. On the 1st floor of this building is apartment A4 with a surface area of 73.78m<sup>2</sup>. The apartment consists of an entrance hall, a kitchen with a dining room, two bedrooms, a bathroom, a storage room and a balcony. The internal stairs lead to the roof terrace of 21.58m<sup>2</sup> (covered) and 13.27m<sup>2</sup> (uncovered), where there is a place to relax with a barbecue or a jacuzzi. The apartments will be built with the highest quality materials. - underfloor heating in the entire apartment - with an ECO system (which offers very low energy consumption) and will also have air conditioners - the floor is decorated with high-quality ceramic tiles and laminate (at the customer's request) up to 30 euros per square meter - dark glass walls on the terraces - 10 cm facade, 20 cm roof insulation - PVC carpentry with electric shutters (glass filled with argon - fireproof and burglarproof doors. Each apartment has 2 parking spaces. The apartment is sold NOT furnished. Pictures are for informational purposes only. Dear clients, the agency commission is charged accordingly with General Terms and Conditions:  
[www.dux-nekretnine.hr/opci-uvjeti-poslovanja](http://www.dux-nekretnine.hr/opci-uvjeti-poslovanja) ID CODE: 25794

## Additional contact info

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