

Atraktivno građevinsko zemljište 70 m od mora za izgradnju luksuzne vile, Medulin, Pomer – Investirajte sada!, Medulin, Land



Seller Info

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About us: The ASPECTUS Ltd, with years of experience in the business of real estate brokerage, offers full range of services in acquiring and selling of real estate in the county of Istria.

To our satisfied clients we provide a complete service from presentation of real estate, the best mortgage package arrangement and completion of purchase agreement to obtaining the property deeds and after. At your request, we provide full range of our in-house Consulting services. These services will address all the aspects and issues of acquiring the real estate from obtaining the property ownership documentation, the excerpt from the Cadastre, certificates from the spatial plan, registration of the

ownership with the land registry office, property taxation, property transfer, property ownership deeds and the registry applications with the utility providers.

Whether you are buying or selling a property, the ASPECTUS agency is continually at your service, assisting with all your inquiries and requests - with utmost commitment and pleasure.

Reg No.: 116/2011

Listing details

Common

Title: Atraktivno građevinsko zemljište 70 m od mora za izgradnju luksuzne vile, Medulin, Pomer – Investirajte sada!

Property for: Sale

Property area: 511 m²

Price: 290,000.00 €

Updated: Nov 27, 2023

Location

Country: Croatia

State/Region/Province: Istarska županija

City: Medulin

City area: Pomer

ZIP code: 52203

Permits

Ownership certificate: yes



Additional information

Infrastructure: Electricity, Telephone installation

Access with vehicle: Car, Truck

Description

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For Sale: Attractive Building Plot in Pomer - 70 m from the Sea! We are selling a building plot located in a prestigious area of Pomer, just 70 meters from the sea and only a few minutes' drive from the town of Medulin, one of the most attractive tourist destinations in the summer. Nestled in a peaceful setting, this plot is perfect for constructing a luxury villa for rental purposes or a family home for living. The land allows for the construction of up to three residential units with a permitted gross building area of 30% per floor (total of 153 m² per floor), with the possibility of building a ground floor + first floor up to a height of 6 m, as well as a basement. Additionally, the plot offers beautiful views of the sea and the ACI marina, further enhancing its appeal. Infrastructure (electricity, water, sewage) is readily available nearby, facilitating quick and easy access to all necessary connections. The proximity to local amenities adds to the value of this property. Within just a few minutes, you can find a supermarket, restaurant, campsite, and bus station. Located just 700 meters away is a popular glamping site, which offers a variety of marine activities such as pedal boat, jet ski, and kayak rentals, along with excellent dining options, providing a wealth of entertainment and leisure opportunities by the sea. Another advantage of this location is its closeness to the Nature Park Rt Kamenjak, which is only a 15-minute drive away. This destination enchants visitors with its untouched natural beauty, crystal-clear waters, and secluded coves, making it a perfect place for relaxation and exploration of nature. The land is clear of any encumbrances, and the sale includes ownership of an additional 122 m² of access road. Project documentation can be initiated immediately, and construction can commence within 6 to 12 months after the project is finalized. This is an exceptional opportunity to invest in a property that combines all the prerequisites for a successful tourist or residential project in one of the most sought-after locations in Istria! #forsale #land #buildingplot #seaview #Medulin

Additional contact info

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