

## ISTRA, LABIN - Luksuzan stan 4S+DB s pogledom na more, Labin, Flat



### Seller Info

Name: Agencija Dux nekretnine  
E-mail: info@dux-nekretnine.hr  
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, LABIN - Luksuzan stan 4S+DB s pogledom na more
Property for:	Sale
Property area:	199 m <sup>2</sup>
Floor:	1
Number of Floors:	1
Bedrooms:	5
Bathrooms:	3
Balcony area:	15 m <sup>2</sup>
Price:	310,000.00 €
Updated:	Jul 09, 2024

### Condition

Last renovation:	2018
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### Location

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

### Permits

Building permit:	yes
Ownership certificate:	yes



### Additional information

Energy efficiency:	A
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### Parking

Garage:	yes
Number of parking spaces:	1

### Description

**Description:**

The town of Labin is widely known for its 400-year-old mining activity. Today, Labin is one of the most important tourist, cultural and administrative centers in Istria. Tourist offers are mainly related to the village belonging to it, next to the beautiful beaches of the town of Rabac. For the second year in a row, Labin justifies the title of the best medium-sized city in Croatia in the category of education, demography and social policy. A charming city that combines cultural and historical monuments and rich architecture and hosts various cultural manifestations and events. A luxurious apartment with a total surface area of 199.94 m<sup>2</sup> with additional rooms is situated in this very city in an extraordinary location. The apartment is located on the first floor of a residential building with a total of 4 apartments. It is a two-story apartment whose interior was carefully selected using only high-quality materials and furniture. On the first floor of the apartment of 102.07 m<sup>2</sup>, there is a beautifully decorated dining room with an open fireplace and a glass wall through which there is a view of the sea and untouched nature, a luxurious kitchen, a bathroom, a dressing room, a living room and two bedrooms, one of which has its own bathroom with sauna and wardrobe. There is also a covered balcony with an additional area of 15 m<sup>2</sup> for enjoying the summer months. The balcony has a glass fence and offers a beautiful view. Internal circular stairs lead to the high attic on the second floor of the apartment and an additional 40 m<sup>2</sup> where there is a beautifully decorated bedroom with its own toilet. The facade of the building and its roof were completely renovated two years ago. On the ground floor of the building there is another furnished area of 18.57 m<sup>2</sup> with its own entrance. This space is used as a small apartment that contains a living room, a small kitchenette and a bathroom. This apartment also has two woodsheds or storage rooms on the ground floor, each 3 m<sup>2</sup>. Right across the street from the building there is a garage with an area of 18.30 m<sup>2</sup> with automatic door opening. and your tin pets, in addition to the garage, can also use the building's free outdoor parking The stated price refers only to the apartment. The price for buying an apartment with a garage and an apartment is 349,000 euros. Dear clients, the agency commission is charged in accordance with the General Terms and Conditions [www.dux-nekretnine.hr/opci-uvjeti-poslovanja](http://www.dux-nekretnine.hr/opci-uvjeti-poslovanja) ID CODE: 6765

**Additional contact info**

Reference Number: 553539

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