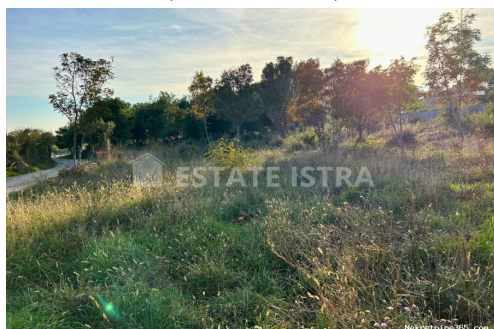


## Izuzetno atraktivno građevinsko zemljište prodaje se na istočnoj strani Medulina, Medulin, Land



### Seller Info

Name: Estate Istra  
First Name: Estate  
Last Name: Istra  
Company Name: Estate Istra - Pirun j.d.o.o.  
Service Type: Selling and renting  
Website: <https://www.estateistra.com>  
Country: Croatia  
Region: Istarska županija  
City: Pula  
ZIP code: 52100  
Address: Šijanska, 1/D  
Mobile: 00385914976328  
Phone: 00385912219218  
About us: ESTATE ISTRA is a company specializing in real estate in Istria. We have personally inspected each property and we will be your guide from the beginning to the end of the realization of your sale or lease.

What makes us different from other agencies?

#### LOWEST PRICE

**GUARANTEE**-We guarantee the lowest prices for the same property on the market to our customers and tenants.

The contract between the property owner and ESTATE ISTRA will be concluded only if the property owner guarantees that ESTATE ISTRA has offered the best price for the property and that they will not offer a better price to any other agency or offer a better price on the property

themselves than the one published on the ESTATE ISTRIA website.

**WE PERSONALLY CHECK AND INSPECT EVERY PROPERTY.** All of the properties have been personally inspected, carefully selected and photographed to ensure the appropriate standard, correct information, as well as accurate and updated descriptions. Working directly with property owners, we provide our clients with the best service and the highest standards.

**WE SPECIALITZE IN ISTRIA REAL ESTATE**

Unlike large agencies, we provide you with first-hand local information. Whether you're looking for a property or looking to sell or lease it, contact us – we've spent our whole lives here and we know the Istria area, as well as its offer and demand very well. If we don't offer a property you're looking for, we will find it for you.

**WE ARE YOUR GUIDE FROM THE BEGINNING TO THE END OF YOUR PROPERTY SALE OR LEASE**

We organize a legal service that handles all tasks for our clients related to register and ownership verification, legal document creation up to the submission of necessary

documents for tax assessment,  
and registration of ownership  
for the purchased property.  
Reg No.: Agent: 1/2022

## Listing details

### Common

Title: Izuzetno atraktivno građevinsko zemljište prodaje se na istočnoj strani Medulina  
Property for: Sale  
Property area: 687 m<sup>2</sup>  
Price: 192,000.00 €  
Updated: Jul 12, 2024

### Location

Country: Croatia  
State/Region/Province: Istarska županija  
City: Medulin  
City area: Medulin  
ZIP code: 52203

### Permits

Ownership certificate: yes



### Additional information

Access with vehicle: Car

### Description

Description: An extremely attractive building plot is located on the eastern side of Medulin towards Ližnjan, Istria. The access road from the main road is currently unpaved, while on the other side of the access road there is a green belt where construction is not allowed, so future owners will enjoy peace, privacy and greenery. The distance to the town center, shopping centers, restaurants and the sea is about 1 km. Two plots are offered for sale, which according to the GUP Medulin are located within the zone of residential construction where family and multi-apartment purposes can be built. The utilization of the area is 30% for the coefficient of construction with a maximum height of 10 meters, so the ground floor plus two floors. The price of the plot of 687 m<sup>2</sup> is EUR 192,000. The price of the plot of 842 m<sup>2</sup> is EUR 236,000.

## Additional contact info

Reference Number: 566944  
Agency ref id: 273  
Contact phone: +385 91 178 0844