

## Predivna villa na osami, Momjan, okolica Istra, Buje, House



### Seller Info

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Last Name: Legal  
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About us: MM Legal is a joint venture for business and management consulting and an real estate agency.  
The activity includes:  
- public procurement (production of documentation for Clients and Bidders)  
- obtaining construction documentation (from defining the purpose of the land, drawing up technical documentation through authorized architects and surveyors, obtaining building documents, mediating in the selection of the most favorable construction contractor, finding the most favorable supervising engineer for construction work, to handing over the real estate to our clients)  
- mediation in real estate transactions - buying and selling

Reg No.: 106/2021

## Listing details

## Common

Title:	Predivna villa na osami, Momjan, okolica Istra
Property for:	Sale
House type:	detached
Property area:	160 m <sup>2</sup>
Lot Size:	1244 m <sup>2</sup>
Bedrooms:	3
Bathrooms:	1
Price:	808,500.00 €
Updated:	Mar 23, 2024

## Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Buje
City area:	Momjan
ZIP code:	52460



## Permits

Ownership certificate:	yes
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## Heating

Central heating:	yes
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## Description

Description:	Rustic villa for sale in Momjan, secluded, surrounded by greenery, olive groves and vineyards. A real oasis for enjoyment and relaxation. The villa has 160 m <sup>2</sup> and consists of the ground floor and the first floor. On the ground floor there is an entrance hall, a bathroom, a toilet, a kitchen and a living room with a fireplace. On the 1st floor there are 2 bedrooms and a spacious balcony with a beautiful view of nature and olive groves. The villa has a beautifully landscaped garden of 1,244 m <sup>2</sup> with a 28 m <sup>2</sup> swimming pool and a children's park with swings and play equipment. The villa is rented for tourist purposes and has very good occupancy in pre-season, season and post-season. The distance from the sea and the beautifully decorated beach is 15 km. Ownership 1/1. ID CODE: 1714
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## Additional contact info

Reference Number:	583167
Agency ref id:	1714
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