

## ISTRA, TINJAN- zemljište sa građevinskom dozvolom!, Tinjan, Land



### Seller Info

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Last Name: Dux nekretnine  
Company Name: DUX NEKRETNINE d.o.o.  
Service Type: Selling and renting  
Country: Croatia  
Region: Primorsko-goranska županija  
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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,TINJAN- zemljište sa građevinskom dozvolom!
Property for:	Sale
Land type:	Building lot
Property area:	515 m <sup>2</sup>
Price:	87,000.00 €
Updated:	Oct 27, 2024

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Tinjan
City area:	Tinjan
ZIP code:	52444

### Permits

Building permit:	yes
Ownership certificate:	yes



### Description

Description: ISTRIA, TINJAN - land with building permit! Tinjan is a medieval town located in central Istria. It is characterized by a rich cultural heritage, both material and non-material, and the beautiful nature in which it is located. The municipality of Tinjan is a community that proudly preserves its history and traditions, whether it is about the symbols of this region, dry stone walls and puddles, kosiri and rankuni, folklore and architectural heritage, traditions and legends, or about top gastronomic delicacies such as Istrian prosciutto. Another significant tradition of this region is blacksmithing, and tinjan blacksmiths are widely known, so on the feast of Šimunj in Tinjan, an exhibition of blacksmiths and other blacksmith products by blacksmiths from all over Istria is traditionally held. Due to its sights and many outdoor activities, Tinjan is very important in terms of rural tourism. It is the place with the highest overnight stays in central Istria. Beautiful nature, myths and legends and numerous manifestations, of course viewpoints and cute narrow Roman streets will win you over completely. In one of the settlements near Tinjan, a building plot with a building permit is for sale (in the acquisition phase). The property is located in a quiet neighborhood and offers a wonderful view of the

greenery that surrounds it. The area of the land is 515m<sup>2</sup> and it is bordered by a stone wall. The project of a family house (P+1) with a floor plan area of 114m<sup>2</sup> has been prepared. Electricity and water near the plot. Ownership 1/1. No burden. Certainly a nice property for family life, but also suitable as an investment in the form of tourism. Dear clients, the agency commission is charged in accordance with the General Business Conditions:

[www.dux-nekretnine.hr/opci-uvjeti-poslovanja](http://www.dux-nekretnine.hr/opci-uvjeti-poslovanja) ID CODE: 29954

### Additional contact info

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