

## Istra, Vrsar - atraktivan stan s pogledom na more, Vrsar, Flat



### Seller Info

Name: Art Living Real Estate  
First Name: Art Living  
Last Name: Real Estate  
Company Name: ART LIVING REAL ESTATE  
Service Type: Selling and renting  
Country: Croatia  
Region: Istarska županija  
City: Umag  
ZIP code: 52470  
Address: Pozioi 1g  
Mobile: +385 91 784 80 83  
Phone: +385 91 784 80 83  
About us: Art Living Real Estate is an

authorised licensed real estate agency, registered in the Register of Real Estate Agents at the Croatian Chamber of Commerce, which with its professional approach and a team of licensed agents represents its clients by providing top real estate services. Contact us with confidence and see for yourself our expertise and quality.

### Our services to buyers:

consulting on the situation on the real estate market and presentation of real estates in our office  
field tour of selected real estate  
real estate documentation check  
negotiating sales  
legal support (sales contract, pre-contracts, registration)  
transfer of utility obligations (electricity, water, etc.),  
Our services to sellers:

property overview  
real estate estimate  
photographic services  
consulting on the real estate's  
market value  
verification of real estate  
documentation (ownership  
certificate, construction and use  
permit)  
signing a real estate mediation  
contract  
advertising real estate on our  
website and other leading  
domestic and world websites  
additional attention is paid to  
the real estate for which we  
have an exclusive mediation  
contract in marketing  
advertising and investment

Reg No.: 72/2022

## Listing details

### Common

Title: Istra, Vrsar - atraktivan stan s pogledom na more  
Property for: Sale  
Property area: 42 m<sup>2</sup>  
Floor: 3  
Number of Floors: 3  
Bedrooms: 2  
Bathrooms: 1  
Price: 210,000.00 €  
Updated: Nov 18, 2024

### Condition

Built: 1990  
Last renovation: 2021

### Location

Country: Croatia  
State/Region/Province: Istarska županija  
City: Vrsar  
City area: Vrsar  
ZIP code: 52450

## Permits

Ownership certificate: yes



## Additional information

Energy efficiency: In preparation

## Parking

Number of parking spaces: 1

## Description

Description: Istria, Vrsar A charming apartment for sale in a quiet and beautiful place, just 200 meters from the sea and the main city promenade, and 500 meters from the beautiful beaches. The apartment with a total area of 42 m<sup>2</sup> is located on the third floor of a residential building. It consists of a separate spacious living room with a view of the sea and the beautiful Vrsar harbor, a kitchen with a dining room, a bedroom and a bathroom. The apartment was completely renovated a few years ago and has 2 inverter air conditioners for cooling and heating. The apartment also has a spacious separate storage room of 8 square meters and 1 parking space. The apartment is sold unfurnished. The possibility of an agreement with the seller for the purchase of furniture. The property is located only 200 meters from the sea, close to all essential facilities such as shops, restaurants, bars, sports fields, and is an ideal opportunity for all those looking for a charming property suitable for both housing and vacation, as well as for renting for tourist purposes. . DETAILS OF THE PROPERTY: Completely renovated apartment Air conditioning 200 meters from the sea Peaceful and beautiful village Close to all essential amenities Dear clients, it is possible to view the property only with a signed mediation agreement, which is the basis for further actions related to the sale and commission, all in accordance with the Act on mediation in real estate transactions. "ART LIVING REAL ESTATE" agency, as an authorized real estate broker, charges a brokerage fee in the amount of 3% + VAT at the time of signing the Pre-Contract or Purchase Agreement for the mediation service. NOTE: We are not responsible for any errors in the property descriptions, but we want to be as precise and accurate as possible AGENCY ID CODE: 1081 ID CODE: 1081

## Additional contact info

Reference Number: 612828  
Agency ref id: 1081  
Contact phone: 091 784 8083