

Umag-okolica, luksuzna dvojna vila samo 500 metara od mora, Umag, House



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: Umag-okolica, luksuzna dvojna vila samo 500 metara od mora
Property for: Sale
House type: semi-detached
Property area: 220 m²
Lot Size: 500 m²
Bedrooms: 6
Bathrooms: 4
Price: 1,000,000.00 €
Updated: Jul 28, 2024

Condition

Newbuild: yes
Built: 2023

Location

Country: Croatia
State/Region/Province: Istarska županija
City: Umag
City area: Umag
ZIP code: 52470

Permits

Building permit: yes
Location permit: yes
Ownership certificate: yes

Additional information

Energy efficiency: In preparation



Heating

Central heating: yes

Parking

Number of parking spaces: 4

Description

Description:

Umag - surroundings, A luxurious semi-detached villa with a swimming pool is for sale, located 2500 m from the center of Umag and 500 m from the sea with a view of the sea and a beautiful picturesque landscape with olive groves. Villa with a total area of 220 m², extends over two floors: ground floor and first floor. The ground floor consists of a hallway, a living room with an open kitchen and dining room, two bedrooms with a bathroom, and internal stairs to the first floor. From the living room and kitchen there is direct access to the covered terrace, pool and yard. The first floor is accessed by an internal staircase, where the entrance hall, three bedrooms and three bathrooms are located, the master room also has a terrace with an open view of the sea. The villa also has its own landscaped and fenced garden of 500 m² with a swimming pool and sunbathing area, barbecue and 4 parking spaces. In the garden, decorative plants have been planted according to plan, which also has automatic irrigation. The property is built of high-quality building materials with underfloor heating throughout the house and air conditioning. The villa is sold fully furnished, equipped and in operation. This unique property is a perfect choice both for vacation and residence as well as for rental for tourist purposes. Ownership in order. **CHARACTERISTICS OF THE PROPERTY:** Sea view and olive grove Swimming pool Underfloor heating Air conditioning Four parking spaces Fully furnished The commission of the agency for the buyer is 3% and is paid in the case of real estate purchase upon conclusion of the pre-contract or purchase agreement. 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. **NOTE:** We are not responsible for any errors

in the property descriptions, but we want to be as precise and accurate as possible
ID CODE: 836

Additional contact info

Reference Number: 613018
Agency ref id: 836