

Momjan, prostrana kuća sa puno kapaciteta, Buje, 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
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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: Momjan, prostrana kuća sa puno kapaciteta
Property for: Sale
House type: detached
Property area: 300 m²
Number of Floors: 2
Bedrooms: 9
Bathrooms: 3
Price: 325,000.00 €
Updated: Jun 30, 2024

Condition

Built: 1989
Last renovation: 2021

Location

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

Permits

Building permit: yes

Ownership certificate: yes

Additional information

Energy efficiency: In preparation



Heating

Central heating: yes

Parking

Number of parking spaces: 1

Description

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Momjan A detached apartment house is for sale located in a picturesque and quiet settlement. The house is 5 km from the town of Buje, 10 km from the sea, 15 km from the town of Umag and 4 km from the border crossing with Slovenia. The house with a total area of 300 m² extends over three floors, ground floor, 1st floor and 2nd floor. The ground floor has a tavern with a stone fireplace, a boiler room and a woodshed. The spaciousness of the space offers the possibility of remodeling into one larger or two smaller residential units. On the first floor there is an apartment consisting of a living room with a kitchen and dining room, 2 bedrooms, a bathroom and a storage room. The second floor is accessed by internal stairs. The second floor consists of two residential units. One residential unit is a studio apartment of 25 m². The second apartment, with a total area of 70 m², consists of a spacious living room with a kitchen, two bedrooms and a bathroom. There is also a covered terrace on the first floor. . The house is located in a quiet and beautiful location in a typical Istrian landscape, close to all important facilities (highway, near the border crossing with Slovenia, restaurants, wineries, agrotourism, bicycle paths). The property is ideal both for vacation and residence as well as for rental for tourist purposes. Dear clients, the agency commission is charged in accordance with the General Terms and Conditions ID CODE: 611

Additional contact info

Reference Number: 613134

Agency ref id: 611