

## Umag, prilika za investiciju u strogom centru grada, 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, prilika za investiciju u strogom centru grada  
Property for: Sale  
House type: in sequence  
Property area: 185 m<sup>2</sup>  
Number of Floors: 3  
Bedrooms: 6  
Bathrooms: 3  
Price: 622,500.00 €  
Updated: Nov 16, 2024

### Location

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



### Permits

Building permit: yes  
Ownership certificate: yes

## Additional information

Energy efficiency: In preparation

## Description

Description: Umag Terraced house for sale for renovation 20 m from the sea in the center of Umag. The house with a total area of 185 m<sup>2</sup> has a fenced yard with direct access to the sea which is only 20 m away. On the ground floor there is a canteen of 20 m<sup>2</sup> and a bathroom. The first floor is accessed by internal, beautifully lit stairs where two rooms are located. On the second floor there is a kitchen and living room, and a bathroom. On the third floor there is a living room, a bedroom and a bathroom. Given the characteristics it possesses, this property is a real investment opportunity. The commission of the agency for the buyer is 3% and is paid in case of purchase of real estate at the conclusion of the purchase agreement. ID CODE: 390

## Additional contact info

Reference Number: 613209

Agency ref id: 390

Contact phone: 091 784 8083