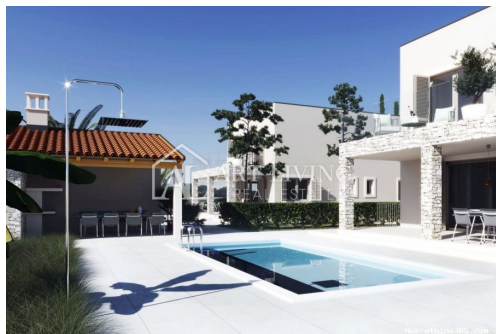


Umag-okolica, Moderna Villa s bazenom 700 m od mora, Umag, House



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, Moderna Villa s bazenom 700 m od mora
Property for: Sale
House type: detached
Property area: 194 m²
Lot Size: 300 m²
Number of Floors: 1
Bedrooms: 5
Bathrooms: 4
Price: 850,000.00 €
Updated: Nov 06, 2024

Condition

Newbuild: yes
Built: 2022

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



Parking

Number of parking spaces: 2

Description

Description: Umag - surroundings For sale is a modern detached villa with a swimming pool in a new building just 700 m from the sea and the beautiful beaches of Savudrija. Located 5 km from the town of Umag, 1.5 km from the golf course and not far from the border crossing with Slovenia and the airport (Portorož, Pula, Trieste, Venice). The villa spreads over three floors of 194 m², basement of approx. 30 m², ground floor and first floor. The ground floor consists of entrance hall, entrance hall, living room with open plan kitchen and dining area, bedroom with en suite bathroom and toilet. From the living room and kitchen there is direct access to the covered terrace, garden and pool. On the first floor there is a hallway with a staircase, three bedrooms each with its own bathroom and a spacious terrace with access to two bedrooms and a panoramic view of the landscape. The property is built of high quality building materials. On the ground floor, on the first floor, terraces and balconies are provided ceramic. The windows are PVC three-layer, cooling / heating on air conditioning. For the external access to the villa, there is a road with final borders and retaining walls around the entire plot of approx. 550 m². The villa has its own outdoor pool of 20 m², garden, equipped summer kitchen with fireplace and two parking spaces. Purchase on a turnkey basis, completely completed and furniture. Considering the attractive location, the proximity of the sea and the proximity of all important facilities, this property is ideal for vacation and housing, as well as for renting for tourist purposes.
FEATURES OF THE VILLA: Pool 20 m² Summer kitchen (fireplace) High quality construction Close to the sea (700 m) Quiet settlement ID CODE: 280

Additional contact info

Reference Number: 619951
Agency ref id: 280
Contact phone: 091 784 8083