

## ISTRA, ŽMINJ - Prostrano zemljište na rubu naselja, Žminj, Land



### Seller Info

Name: Agencija Dux nekretnine  
E-mail: [info@dux-nekretnine.hr](mailto:info@dux-nekretnine.hr)  
First Name: Agencija  
Last Name: Dux nekretnine  
Company Name: DUX NEKRETNINE d.o.o.  
Service Type: Selling and renting  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Rijeka  
ZIP code: 51000  
Address: Tizianova 8  
Mobile: 385 91 480 8808  
Phone: 385 51 518 174  
About us: Dux nekretnine agency operates with the aim of raising the quality of real estate brokerage to a higher level of professionalism and mutual satisfaction of the parties with which it cooperates. How do we do that? We approach each client humanely and professionally in order to facilitate one of the biggest and most important decisions in life - buying real estate. Our offer includes a wide range of high quality and very attractive properties in the Kvarner, Istria, islands and wider surroundings in order to satisfy the refined tastes of our longtime customers. The buying and selling process takes place at the highest level of quality with our reliability and commitment to each individual client. Our job is not done until we see a smile on the faces of clients. And even then because we like to stay in touch

even after the contract is signed  
- because our mission is more  
than just a job.

## Listing details

### Common

Title:	ISTRA, ŽMINJ - Prostrano zemljište na rubu naselja
Property for:	Sale
Land type:	Building lot
Property area:	1690 m <sup>2</sup>
Price:	59,900.00 €
Updated:	Nov 11, 2024

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Žminj
City area:	Žminj
ZIP code:	52341



### Permits

Ownership certificate:	yes
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### Description

Description:	<p>ISTRIA, ŽMINJ - Spacious land on the edge of the village If all roads in Europe lead to Rome, then all roads in Istria lead to Žminj - the heart of Istria at an altitude of 379 meters. Since ancient times, Žminj has been an important traffic hub. It connected the entire Istrian peninsula. Due to its exceptional natural beauty, endless meadows, vineyards, rich fields, ancient forests and newly discovered caves, it is the right place for contact with nature. Green, healthy and sustainable tourism is characteristic of this municipality, which is impressive in terms of surface area, but also in terms of culture and gastronomy. The picturesque territory of Žminj has 33 settlements and 112 villages. Not far from the town of Žminj, there is a spacious plot of land for sale on the edge of the village. The land is immersed in peace, quiet and the charms of nature and offers complete privacy. It is partially surrounded by a dry stone wall, the cadastral plot is rectangular and the terrain is flat and clean. Access is from an asphalted road, and electricity, water and electronic communication infrastructure are located next to the land. The surroundings are green and wooded. According to spatial planning documentation, ca. 360 m<sup>2</sup> is located in the developed part of the construction area of the settlement, while the rest of the land is for agricultural purposes. Due to its microlocation, configuration, proper ownership and documentation, this land offers an exceptional opportunity to build a family home or vacation home. Dear clients, the agency commission is charged in accordance with the General Business</p>
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Conditions: <http://www.dux-nekretnine.hr/opci-uvjeti-poslovanja> ID CODE:  
31575

### Additional contact info

Reference Number: 621428  
Agency ref id: 31575  
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