

## Kuća 63m<sup>2</sup> u mirnom naselju, odmah useljiva, Marčana, Duga Uvala, Marčana, House



### Seller Info

Name: Laci Debeljak  
First Name: Laci  
Last Name: Debeljak  
Company: Aspectus d.o.o.  
Name:  
Service Type: Selling and renting  
Website: <http://www.aspectus.com.hr/>  
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About us: The ASPECTUS Ltd, with years of experience in the business of real estate brokerage, offers full range of services in acquiring and selling of real estate in the county of Istria.

To our satisfied clients we provide a complete service from presentation of real estate, the best mortgage package arrangement and completion of purchase agreement to obtaining the property deeds and after. At your request, we provide full range of our in-house Consulting services. These services will address all the aspects and issues of acquiring the real estate from obtaining the property ownership documentation, the excerpt from the Cadastre, certificates from the spatial plan, registration of the

ownership with the land registry office, property taxation, property transfer, property ownership deeds and the registry applications with the utility providers.

Whether you are buying or selling a property, the ASPECTUS agency is continually at your service, assisting with all your inquiries and requests - with utmost commitment and pleasure.

Reg No.: 116/2011

## Listing details

### Common

Title:	Kuća 63m2 u mirnom naselju, odmah useljiva, Marčana, Duga Uvala
Property for:	Sale
Property area:	62.87 m <sup>2</sup>
Lot Size:	600 m <sup>2</sup>
Bedrooms:	2
Bathrooms:	1
Price:	305,000.00 €
Updated:	Aug 02, 2024

### Condition

Condition:	Kept
Built:	2010

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Marčana
City area:	Veliki Vareški
ZIP code:	52206

### Permits

Building permit:	yes
Ownership certificate:	yes
Inspection certificate:	yes

## Additional information

Infrastructure: Electricity  
Energy efficiency: In preparation



## Heating

Heating type: central (own) electrical, air-conditioner

## Description

Description: For sale: Charming one-story house in Marcana, close to Duga Uvala!! Are you looking for the perfect home to relax and escape from the hustle and bustle of the city? We present to you this charming one-story house located in the wonderful area of Marčana, just a few minutes' drive from the picturesque Duga Uvala. Marčana is a gentle place located in a beautiful part of Istria, known for its natural beauty and peaceful surroundings. Duga Uvala, an attractive destination for swimming and recreation on the Adriatic Sea, is only a few minutes' drive away. The proximity to the sea and natural beauty make this location special. A one-story house of 63 m<sup>2</sup> built in 2010, which provides comfort for living or vacationing at any time of the year. Practical layout and functionality of all rooms. The house is equipped with furniture and consists of an entrance hall, kitchen, dining room, living room, bedroom, bathroom and a covered terrace that allows you to enjoy the outdoors at any time of the year. Next to the house there is a building plot of 915m<sup>2</sup> where you can build a holiday home as a long-term investment or a house with a swimming pool for personal needs. Nearby are all necessary facilities such as shops, restaurants and other services. The house is ideal for family life or as a holiday home. Your perfect home or cottage in beautiful Istria is waiting for you. Take the first step towards a higher quality and more relaxed lifestyle today!

## Additional contact info

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