

Istra, Umag - prizemnica s velikom okućnicom na odličnoj lokaciji, 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
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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: Istra, Umag - prizemnica s velikom okućnicom na odličnoj lokaciji
Property for: Sale
House type: semi-detached
Property area: 107 m²
Lot Size: 350 m²
Bedrooms: 4
Bathrooms: 1
Price: 400,000.00 €
Updated: Nov 22, 2024

Condition

Built: 2015
Last renovation: 2019

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: 4

Description

Description: Istria, Umag A spacious one-story house for sale with a large garden and an additional auxiliary building in an extremely attractive location in Umag, only 300 meters from the sea and the main Umag promenade, 700 meters from the well-kept beaches and 1 km from the charming old town center of Umag. The house has a total area of 107 m² with a garden area of 350 m², consists of an entrance, a hall with a vestibule, three bedrooms, a living room with a dining room and an open kitchen, a storage room and a bathroom. There is also a large covered terrace in front of the house. The plot with a total area of 500 m² is completely fenced, with an auxiliary building of 42 m², has several parking spaces, and is sold fully furnished. The house also has project documentation for the construction of a floor with two additional apartment units. Given that the house is located in the immediate vicinity of the sea and beaches and all essential facilities; (sports and recreation facilities, catering facilities, bakery, shop, etc.), taking into account the attractive location, an ideal opportunity for all those looking for real estate near the sea suitable for both housing and rental for tourist purposes. Ownership in order. Dear clients, it is possible to view the property only with a signed brokerage agreement, which is the basis for further actions related to the sale and commission, all in accordance with the Act on Brokerage in Real Estate Transactions. The commission of the agency for the buyer is 3% + VAT and is paid in the case of real estate purchase upon conclusion of the pre-contract or sales contract. NOTE: We are not responsible for any errors in the property descriptions, but we want to be as precise and accurate as possible AGENCY ID CODE: 1195 ID CODE: 1195

Additional contact info

Reference Number: 632382
Agency ref id: 1195
Contact phone: 091 784 8083