

## ISTRA, LABIN - Atraktivna prizemnica s bazenom, Labin, House



### Seller Info

Name: Agencija Dux nekretnine  
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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,LABIN - Atraktivna prizemnica s bazenom
Property for:	Sale
House type:	detached
Property area:	166 m <sup>2</sup>
Lot Size:	649 m <sup>2</sup>
Bedrooms:	5
Bathrooms:	2
Price:	485,000.00 €
Updated:	Nov 18, 2024

### Condition

Newbuild:	yes
Built:	2022

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Labin
City area:	Labin
ZIP code:	52220

### Permits

Ownership certificate:	yes
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### Additional information

Energy efficiency:	In preparation
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### Heating

Central heating:	yes
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### Parking

Number of parking spaces:	4
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## Description

Description:

In the eastern part of Istria, only three kilometers from the sea, lies the medieval town of Labin, a city of rich history and cultural heritage, today a city of galleries and artists who create and live here all year round. The main town square will delight you with its excellently preserved loggia from the 16th century, from which the main town gate of St. Flora. Above the door are carved the coat of arms of Labin and the Venetian lion, a symbol of the rule of Venice. You will discover a cannon from the Austrian period and a number of other interesting details while walking around the town. In the vicinity of Labin, an attractive new building of 140 m<sup>2</sup> is for sale. The house is practically designed and furnished to a high standard. The kitchen, dining room and living room form one pleasant space. The hallway leads to three spacious bedrooms. Each bedroom has air conditioning and a television. The house has two bathrooms. It is located on a fenced yard of 649 m<sup>2</sup> with a swimming pool and parking for 4 vehicles. An ideal property for family life or taking over an already well-established tourist rental. Dear clients, the agency commission is charged in accordance with the General Business Conditions: [www.dux-nekretnine.hr/opci-uvjeti-poslovanja](http://www.dux-nekretnine.hr/opci-uvjeti-poslovanja) ID CODE: 32712

## Additional contact info

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