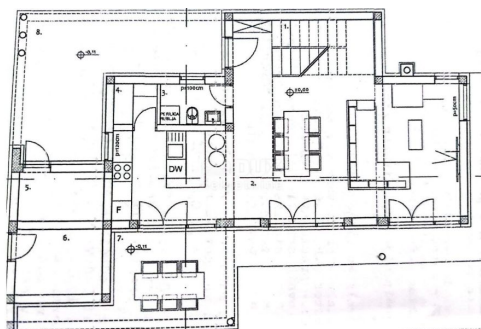


## ISTRA, LABIN - Novoizgrađena kuća nedaleko grada, Labin, House



### 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, LABIN - Novoizgrađena kuća nedaleko grada
Property for:	Sale
House type:	detached
Property area:	210 m <sup>2</sup>
Lot Size:	1070 m <sup>2</sup>
Bedrooms:	4
Bathrooms:	3
Price:	580,000.00 €
Updated:	Aug 30, 2024

### Condition

Newbuild:	yes
Built:	2025

### Location

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

### Permits

Ownership certificate:	yes
------------------------	-----



### Parking

Number of parking spaces:	2
Covered parking space:	yes

### Description

Description:	ISTRIA, LABIN - Newly built house near the town On a hill above the tourist town of Rabac is the medieval town of Labin, whose old name Albona was first mentioned in 285 AD. Today, it is a cultural and administrative center where the
--------------	---

wealth of architecture and cultural and historical monuments is rarely combined so charmingly with numerous art studios and the breath of youth that gathers there, especially in the evenings in cafes. Not far from Labin, the construction of a beautiful two-story house with a gross area of 210 m<sup>2</sup>, i.e. 1920 m<sup>2</sup> net, will soon begin. The ground floor of 65 m<sup>2</sup> consists of an entrance area, a staircase, a large kitchen, a living room and a dining room arranged according to the open space concept in order to make the best use of the space. Downstairs there is a small toilet and a storage room. On the outside, there are two more large storage rooms for storing personal belongings. The living room provides excellent communication with a beautiful garden with a swimming pool. We climb the internal staircase to the first floor of the house, where there are 3 spacious bedrooms, each with its own bathroom. One of the rooms has its own wardrobe, which ensures practicality and gives the room more space for decorating. Two rooms have access to a spacious covered terrace that offers a view of the neighborhood. In addition to the rooms, there is also a beautiful gallery in the corridor, which the owner can use as he wishes. It can place additional beds, make a children's playroom or similar. The yard of 1,070 m<sup>2</sup> is decorated with beautiful ornamental plants. The covered area is great for hanging out with the family, while the pool is ideal for warm summer days. Covered parking is provided for your tin pets. Visualizations in progress. The location is ideal for a peaceful family life. 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: 32913

### Additional contact info

Reference Number: 635528  
Agency ref id: 32913