

## ISTRA, KANFANAR - Građevinsko zemljište na rubu manjeg naselja. Kanfancar, Land



### 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  
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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, KANFANAR - Građevinsko zemljište na rubu manjeg naselja
Property for:	Sale
Land type:	Building lot
Property area:	925 m <sup>2</sup>
Price:	120,000.00 €
Updated:	Oct 22, 2024

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Kanfamar
City area:	Kanfamar
ZIP code:	52352



### Permits

Ownership certificate:	yes
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### Description

Description:	<p>ISTRIA, KANFANAR - Building plot on the edge of a small settlement Kanfanar is located on the western part of the Istrian peninsula and is well connected with the rest of Istria, thanks to the fact that the main hub of Istrian epsilon is located here. Thanks to its favorable geographical location, it has a very mild Mediterranean climate with an average of 2,300 hours of sunshine per year. Kanfanar Municipality is famous for its many landmarks. From the ruins of the medieval city of Dvigrad, the beautiful green-blue oasis of the Lim channel, numerous archaeological sites, to the rich sacred heritage and local products. For sale is a building plot of 925 m<sup>2</sup> with a regular, flat shape, a step away from Kanfanar and all the amenities that are necessary for life. The land is flat, has a regular shape and is regularly maintained. Access to the land is ensured. All the necessary infrastructure - electricity, water and sewerage - is already available right next to the land, making the planning and execution of works very practical. The land is located within the construction area, it is intended for residential purposes, and the construction of a building with a height of basement+ground floor+floor is allowed. Flat roofs are permitted. The land is located in a quiet settlement not far from Kanfanar, offering an ideal combination of privacy and peaceful life. All essential facilities for everyday life are located only 2 km away, while the exit from the highway is 4 km away, which enables quick connection</p>
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with the surrounding areas. In the immediate vicinity of the land there are other important locations, such as the cities of Rovinj, Vrsar, Žminj, Bala and the city of Pula. 1/1 ownership, no encumbrances. It is a perfect opportunity for all those who are looking for a quieter location, which offers them peace and privacy, as well as the simplicity of staying close to all the necessary facilities. Dear clients, the agency commission is charged in accordance with the General Terms and Conditions. [www.dux-nekretnine.hr/opci-uvjeti-poslovanja](http://www.dux-nekretnine.hr/opci-uvjeti-poslovanja) ID CODE: 33035

### Additional contact info

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