

## ISTRA, LABIN - Vila s bazenom u blizini grada, 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 - Vila s bazenom u blizini grada
Property for:	Sale
House type:	detached
Property area:	249 m <sup>2</sup>
Lot Size:	1406 m <sup>2</sup>
Bedrooms:	6
Bathrooms:	5
Price:	700,000.00 €
Updated:	Sep 09, 2024

### Condition

Newbuild:	yes
Built:	2021

### 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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### Description

Description:	ISTRIA, LABIN - Villa with pool near the city In the eastern part of Istria, only three kilometers from the sea, is 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.
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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. This beautiful villa with a swimming pool is for sale near Labin. It consists of a ground floor and a first floor with a total area of 249 m<sup>2</sup>. On the ground floor there is an open space kitchen with dining room and living room, two bedrooms with private bathrooms and another bathroom. There is also a separate room with a barbecue, a dining area and a fully equipped kitchen for socializing. There are two more rooms with bathrooms on the first floor. All rooms in the house have laminate flooring, except for the bathrooms where there are tiles. Pellet central heating is installed throughout the house, and in addition to the bedrooms, air conditioning is also found in the living room and in the additional room. There is a 38 m<sup>2</sup> swimming pool, a lounge set and deckchairs for relaxing, and table tennis on the spacious landscaped garden. The house has an irrigation system. It is sold furnished. Ideal property for tourist rental or luxurious family life. Dear clients, the agency commission is charged in accordance with the General Terms and Conditions: <http://www.dux-nekretnine.hr/opci-uvjeti-poslovanja> ID CODE: 33103

### Additional contact info

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