

## Istra - jedinstveno imanje, 18 772 m2, Labin, Land



### Seller Info

Name: Kaiser Immobilien  
First Name: Kaiser  
Last Name: Immobilien  
Company Name: Kaiser Immobilien d.o.o.  
Service Type: Selling and renting  
Website: <https://kaiser-immobilien.hr/>  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Opatija  
ZIP code: 51410  
Address: Maršala Tita 97  
Mobile: 00385992140008  
Phone: 0038551823491  
About us: The professional team of experts for exclusive real estate of the agency KAISER IMMOBILIEN becomes a partner for clients in a pleasant, undisturbed, discreet and intimate atmosphere. We strive to meet the highest standards and with great commitment we find the perfect property for you. With our expertise, dedication, our instinct and knowledge of the regional market, you can build your dream property in the locations of Kvarner, Istria, Dalmatia and the whole of Croatia. We advise you from the first appointment to the conclusion of the contract and beyond. Each client is approached individually with maximum trust.

The founders of the agency are Silviya Panuccio and Dean Luić.

Leave it to our team of experts who know every challenge on

the way to the best real estate.

Our focus is quality, safety and finding the perfect property for the money invested.

Reg No.: 133/2024

## Listing details

### Common

Title:	Istra - jedinstveno imanje, 18 772 m2
Property for:	Sale
Land type:	Building lot
Property area:	18772 m <sup>2</sup>
Price:	1.00 €
Updated:	Oct 03, 2024

### Location

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



### Permits

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

### Description

Description:	<p>Kaiser Immobilien represents a rural residential farm with fortification elements. On a large rectangular area surrounded by a high stone wall, there is a lawn with an alley leading to the entrance to the courtyard, a four-wing baroque palace located around an inner courtyard with a narrow square clock tower. Semicircular towers have been preserved at the two outer corners. In the courtyard, the original stone paving has been partially preserved, while the castle and other auxiliary buildings have undergone several reconstructions. In front of the courtyard is a stone-built cistern and pond, and a long alley leads to the former entrance to the property, a representative stone portal, modeled on the early Baroque portals of patrician palaces. The building of today's restaurant was built in the northern part of the park in the 20th century, and a wide entrance from the parking lot was built next to it. The station extends over 18,772 m<sup>2</sup> and is surrounded by stone walls, inside which there is a baroque palace built at the beginning of the 17th century with a decorated Istrian tavern, a luxurious restaurant with 100 seats inside the restaurant and on the terrace, a summer stage for larger events in the landscaped park, and group of buildings on the western side of the walls. The existing restaurant is in operation as well as the tavern in the baroque palace. The</p>
--------------	--

remaining part of the palace needs to be arranged, part of it needs reconstruction according to the conceptual solution that has already been created, which is attached in the photos. This property is ideal for investment and to be arranged as a luxury resort, since a golf project with 18 holes on 100 ha is being developed in the immediate vicinity. which is already defined by the spatial plan. The property is located 40 km from Pula airport and 5 km from the sea line. For more information, contact an agent. ID CODE: 107-110

### Additional contact info

Reference Number: 648757  
Agency ref id: 107-110