

## ISTRA, BALE - Zemljište s idejnim projektom, Bale, 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  
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, BALE - Zemljište s idejnim projektom |
| Property for:  | Sale  |
| Land type:     | Building lot                                |
| Property area: | 1402 m <sup>2</sup>                         |
| Price:         | 400,000.00 €                                |
| Updated:       | Nov 18, 2024                                |

### Location

|                        |                   |
|------------------------|-------------------|
| Country:               | Croatia           |
| State/Region/Province: | Istarska županija |
| City:                  | Bale              |
| City area:             | Bale              |
| ZIP code:              | 52211             |



### Permits

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

### Description

|              |  |
|--------------|--|
| Description: | <p>ISTRIA, BALE - Land with conceptual design One of the most beautiful Istrian jewels is the small town of Bale located on the western coast of Istria. This historic stone town is built on a hill surrounded by olive groves and vineyards, and is 5 kilometers from the sea and the untouched coast. The 45th parallel passes through the municipality of Bale, that is, its southernmost part, which means that it is in the most ideal place - halfway between the Equator and the North Pole. The average annual temperature in Bale is 14 degrees Celsius, and they record an average of 2,400 sunny hours a year. In the vicinity of that picturesque Istrian medieval town, land for sale with conceptual design. The building plot is located in a gentle settlement with a panoramic view of the sea and the surrounding area, and the microlocation offers an authentic experience of a small Istrian town, intimacy and a break from the noise, and at the same time it is close to the dynamic cities of Istria with a range of amenities. The cadastral parcel has a regular rectangular shape, the terrain is very gently sloping, and the electricity, water supply and electronic communication infrastructure is located near the land. The land has a conceptual project for the construction of a residential building with a swimming pool, which does not disturb the environment with its architecture, but creates a synergy of the natural environment and modern design. It was designed as a comfortable detached house with one residential unit that extends through the ground floor and first floor. Due to its micro-location, configuration, proper</p> |
|--------------|--|

ownership and documentation, this land offers an exceptional opportunity to build a family home or vacation home. 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: 33836

### Additional contact info

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