

ISTRA, LABIN - Kvalitetna moderna dvojnica na izrazito mirnoj lokaciji!.

Labin, House



Seller Info

Name: Agencija Dux nekretnine
E-mail: 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 - Kvalitetna moderna dvojnica na izrazito mirnoj lokaciji!
Property for:	Sale
House type:	semi-detached
Property area:	188 m ²
Lot Size:	629 m ²
Number of Floors:	2
Bedrooms:	4
Bathrooms:	2
Price:	630,000.00 €
Updated:	Nov 07, 2024

Condition

Newbuild:	yes
Built:	2024

Location

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

Permits

Building permit:	yes
Ownership certificate:	yes



Parking

Number of parking spaces:	3
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Description

Description:	ISTRIA, LABIN - High-quality modern semi-detached house in a very quiet location! In the offer of DUX real estate, we offer a very high-quality
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semi-detached building! LOCATION: To begin with, it is important to point out that this property is located in a well-kept cul-de-sac with several recently built houses. The distance from the first beaches is 10 minutes' drive, and the distance from the center of Labin and the first shopping chains is 5 to 7 minutes' drive. DESCRIPTION OF THE PROPERTY: The property in question is a semi-detached house with a total area of 188 m². The living area of the house is 155.68 m² + auxiliary building of 32 m². Upon entering the villa, we come across a hallway and a guest toilet, then we access a beautiful open space area with large glass walls where there is a living room area, as well as a kitchen and a dining room with additional storage in the kitchen area and the area under the stairs. Glass walls from the living room separate us from the outdoor covered terraces overlooking the pool and garden. The stairs lead to the second floor, where there are 3 bedrooms with access to the terrace, as well as two bathrooms and an additional storage room. The area of the plot is 629 m², and there is an 8x4 swimming pool as well as an auxiliary building of 32 m² in the garden. The auxiliary facility is located right next to the swimming pool and is designed as a covered summer kitchen, and there is also a toilet within the facility. The space of the auxiliary object is an ideal place to spend time with family and friends during beautiful and sunny days. As part of the garden, there is also a space where they planned 2 to 3 parking spaces. The property is sold in the condition as seen in the photos with the completion of the exterior environment and fences. There is also the possibility of completing the works, but depending on the agreement. The property has a bioseptic tank. DOCUMENTATION: Properly owned by a private person. The key information is the guarantees on the object itself as well as individual items, which ensures the future buyer complete confidence in the quality of his future real estate. INTERESTING: Next to the existing building there is a plot of land for a second duplex with a building permit and paid utilities, therefore there is a possibility of buying land if someone would like to have two buildings in the same place or as an investment for tourism or if it is a large family! For all other details and information, feel free to contact us! Dear clients, the agency commission is charged in accordance with the General Business Conditions: www.dux-nekretnine.hr/opci-uvjeti-poslovanja ID CODE: 34741

Additional contact info

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