

## Istra, Brtonigla - stan sa puno mogućnosti u centru prelijepe Brtonigle - PRILIKA, Brtonigla, Flat



### Seller Info

Name: Art Living Real Estate  
First Name: Art Living  
Last Name: Real Estate  
Company Name: ART LIVING REAL ESTATE  
Service Type: Selling and renting  
Country: Croatia  
Region: Istarska županija  
City: Umag  
ZIP code: 52470  
Address: Pozioi 1g  
Mobile: +385 91 784 80 83  
Phone: +385 91 784 80 83  
About us: Art Living Real Estate is an

authorised licensed real estate agency, registered in the Register of Real Estate Agents at the Croatian Chamber of Commerce, which with its professional approach and a team of licensed agents represents its clients by providing top real estate services. Contact us with confidence and see for yourself our expertise and quality.

### Our services to buyers:

consulting on the situation on the real estate market and presentation of real estates in our office  
field tour of selected real estate  
real estate documentation check  
negotiating sales  
legal support (sales contract, pre-contracts, registration)  
transfer of utility obligations (electricity, water, etc.),

### Our services to sellers:

property overview  
real estate estimate  
photographic services  
consulting on the real estate's  
market value  
verification of real estate  
documentation (ownership  
certificate, construction and use  
permit)  
signing a real estate mediation  
contract  
advertising real estate on our  
website and other leading  
domestic and world websites  
additional attention is paid to  
the real estate for which we  
have an exclusive mediation  
contract in marketing  
advertising and investment

Reg No.: 72/2022

## Listing details

### Common

Title: Istra, Brtonigla - stan sa puno mogućnosti u centru prelijepe Brtonigle - PRILIKA  
Property for: Sale  
Property area: 90 m<sup>2</sup>  
Bedrooms: 2  
Bathrooms: 1  
Price: 99,000.00 €  
Updated: Nov 14, 2024

### Condition

Built: 2010

### Location

Country: Croatia  
State/Region/Province: Istarska županija  
City: Brtonigla  
City area: Brtonigla  
ZIP code: 52474



### Additional information

Energy efficiency: In preparation

## Parking

Number of parking spaces: 1

## Description

Description:

Istria, Brtonigla An apartment full of potential is for sale in the charming town of Brtonigla, only 400m from the town center and 6 km from the sea. The apartment is located in the basement, with a total area of 90 m<sup>2</sup>, and is divided into two parts, a fully equipped part of 37 m<sup>2</sup>, with a kitchen, a bathroom, a spacious living room connected to the dining room, and one bedroom, and a part in the renovation phase of 53 m<sup>2</sup> which is equipped with water and electricity. This part of the apartment offers an excellent opportunity to arrange it according to your own wishes, since the installations for electricity, water and sewage have already been made, which allows for easy completion and adaptation of the space according to your needs. The corridor within the apartment separates the two parts, which offers the future owner various possibilities. The center of a charming Istrian town, close to all important facilities and a unique location in the territory of Bujština, known for top gastronomy, famous wineries, exceptional wines, clean and untouched nature, makes this property an ideal opportunity both for living and for investments of various purposes. Dear clients, It is possible to view the property only with a signed brokerage agreement, which is the basis for further actions related to the sale and commission, all in accordance with the Act on Brokerage in Real Estate Transactions. "ART LIVING REAL ESTATE" agency, as an authorized intermediary in real estate transactions, charges an intermediary fee in the amount of 3% + VAT at the time of concluding the Pre-Contract or Purchase Agreement for the mediation service. NOTE: We are not responsible for any errors in the property descriptions, but we want to be as precise and accurate as possible. AGENCY ID CODE: 1271 ID CODE: 1271

## Additional contact info

Reference Number: 682161  
Agency ref id: 1271  
Contact phone: 091 784 8083