

# Land plot

Poreč, Istria



<b>Ref</b>	RE-U-29632
<b>Type</b>	Land plot
<b>Region</b>	Istria › Porec
<b>Location</b>	Poreč
<b>Front line</b>	No
<b>Sea view</b>	Yes
<b>Distance to sea</b>	10000 m
<b>Plot size</b>	918 sqm
<b>Price</b>	€ 167 000

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Building land with sea view in Porec area!

On the western coast of Istria, surrounded by lush Mediterranean vegetation blending with olive groves, vineyards, and fields, lies the Municipality of Kaštelir-Labinci. Two places - Kaštelir and Labinci, Italian Castelier - S. Domenica, have gradually been urbanistically developed over the centuries, resulting in their merging to form a single village located about ten kilometers north of Poreč.

In the immediate vicinity of Kaštelir, a building plot is for sale. Its area is 918m<sup>2</sup> and is ideal for building a villa with a swimming pool.

The plot offers views of the sea, olive groves, and vineyards. There is an option to purchase an additional plot of 750m<sup>2</sup>.

Electricity and water are next to the plot. Ownership is clear and free of encumbrances.

Land is less than 10 km from the sea.

Overall additional expenses borne by the Buyer of real estate in Croatia are around 7% of property cost in total, which includes: property transfer tax (3% of property value), agency/brokerage commission (3%+VAT on commission), advocate fee (cca 1%), notary fee, court registration fee and official certified translation expenses. Agency/brokerage agreement is signed prior to visiting properties.



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