

# Land plot

## Rabac, Labin, Istria



<b>Ref</b>	RE-U-31233
<b>Type</b>	Land plot
<b>Region</b>	Istria > Rabac-Labin
<b>Location</b>	Rabac, Labin
<b>Front line</b>	No
<b>Sea view</b>	Yes
<b>Distance to sea</b>	2500 m
<b>Plot size</b>	568 sqm
<b>Price</b>	€ 93 500

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On the southeastern coast of Istria, where green hills meet the sea and nature blends with heritage, lie two small towns just five kilometers apart: Labin and Rabac. Though similar in size, they have distinct yet complementary characters. Rabac, known for its white pebble beaches, lush Mediterranean vegetation, and crystal-clear sea, is often called the "Pearl of Kvarner." Once a quaint fishing village, Rabac is now an attractive tourist destination with a vibrant cultural scene and colorful streets. Its green surroundings and picturesque hinterland invite adventure, exploration, and recreation year-round.

Not far from Rabac and Labin, a plot of land of 568 sq.m. with a sea view and a building permit is for sale. Located in a serene settlement with vacation and family homes, 2,5 km from the sea, this land offers a perfect balance of rural charm and proximity to the sea and urban amenities. The terrain is slightly sloping and accessible via a well-maintained macadam road, with water and electricity connections nearby.

The land comes with a building permit for residential and auxiliary buildings, including a pool, with utility and water contributions already paid. The project envisions constructing an attractive prefabricated house with Mediterranean elegance, harmonizing with the existing environment and luxurious landscape. This plot offers an exceptional opportunity to build a family home or holiday retreat.

NOTE: it is possible to buy more land plot for further development in the same settlement.

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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Price per m<sup>2</sup>:  
165 €

Average price/m<sup>2</sup> of this type  
in this region:  
160 €

Median price/m<sup>2</sup> of this type  
in this region:  
124 €

Average price/m<sup>2</sup> of this type  
in Croatia:  
267 €

Median price/m<sup>2</sup> of this type  
in Croatia:  
180 €



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Tel: +385 91 357 3071 Viber, Whatsapp  
[info@adrionika.com](mailto:info@adrionika.com)  
[www.adrionika.com](http://www.adrionika.com)

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