

House

Banjole, Istria



Ref	RE-U-36031
Type	House
Region	Istria > Pula
Location	Banjole
Front line	No
Sea view	No
Distance to sea	500 m
Floorspace	110 sqm
No. of bedrooms	3
No. of bathrooms	3
Price	€ 349 000

We are offering you an excellent property just a few minutes' walk from the nearest beach!

This is an end-row house of 110 sq.m. spanning three floors, providing future owners with a beautiful outdoor space in addition to the living area.

Outdoor Area

The exterior features a spacious covered terrace, a garden, and an additional area for an outdoor table and chairs, accessible directly from the kitchen.

Interior Layout

- **Ground Floor:** Includes a kitchen (with access to the garden), a living room (with access to the covered terrace), and a bathroom.
- **First Floor:** Features two bedrooms, one of which opens onto a terrace with a sea view, as well as a bathroom.
- **Top Floor (Attic):** Contains a space with two separate double beds and a bathroom.

Heating & Cooling

The property is equipped with four air conditioning units.

Additional Perks

The house comes with a large garage that includes a sanitary facility!

Location

This property's location offers:

- Walking distance to a pebble beach
- A 3-minute drive to the nearest shop and restaurant
- A variety of beaches and amenities within a 3 km radius
- Immediate proximity to the Kamenjak Nature Park

The property has clear ownership with no encumbrances.

House

Banjole, Istria



For any additional questions, feel free to contact us.

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.

House

Banjole, Istria



Price per m²:
3173 €

Average price/m² of this type
in this region:
2752 €

Median price/m² of this type
in this region:
2660 €

Average price/m² of this type
in Croatia:
2849 €

Median price/m² of this type
in Croatia:
2573 €

House

Banjole, Istria



House

Banjole, Istria



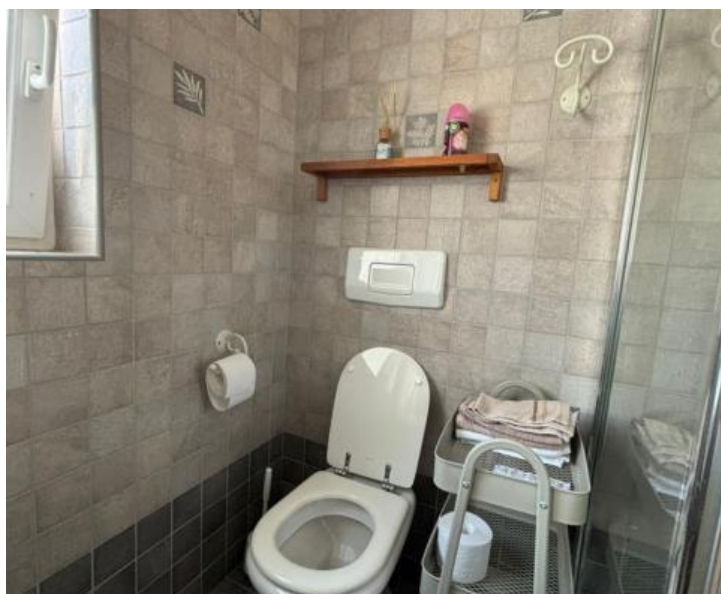
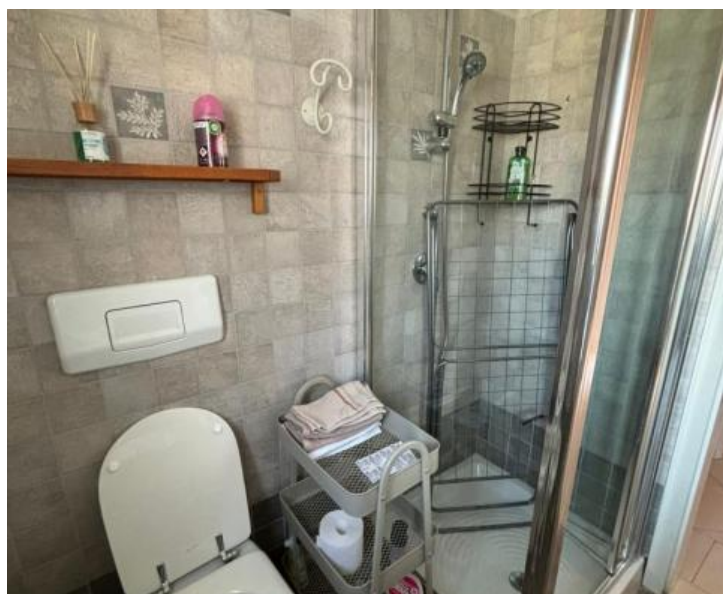
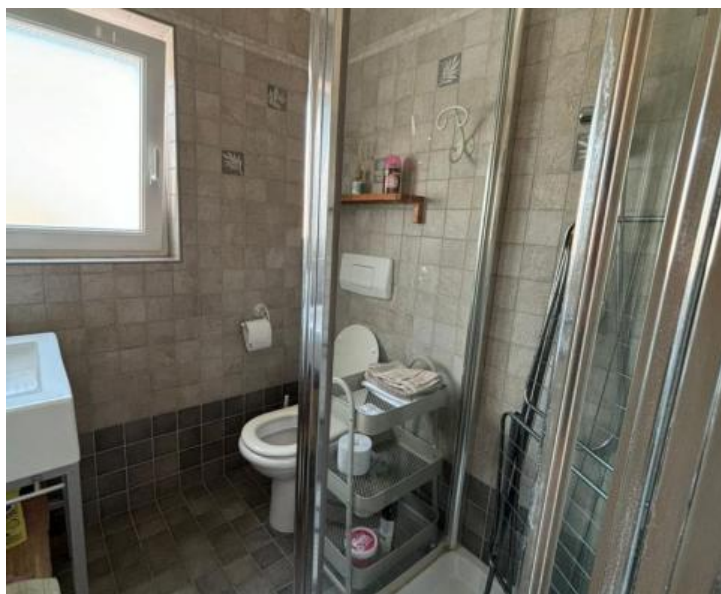
House

Banjole, Istria



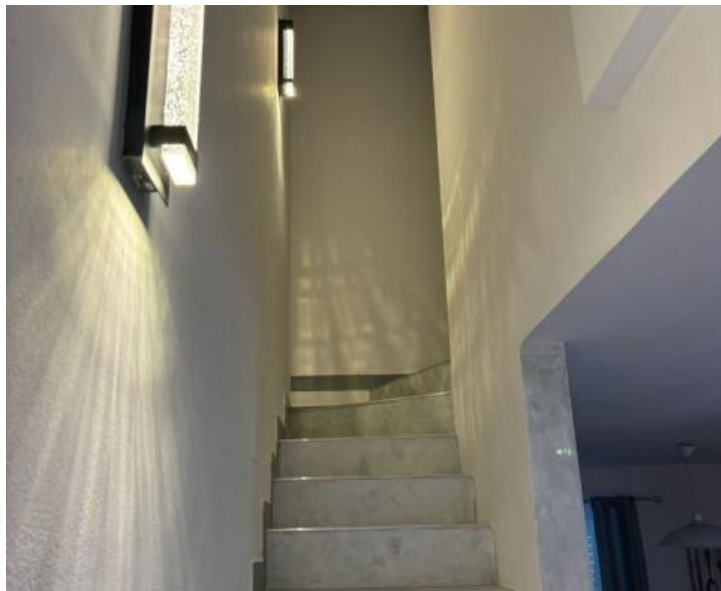
House

Banjole, Istria



House

Banjole, Istria



House

Banjole, Istria



House

Banjole, Istria



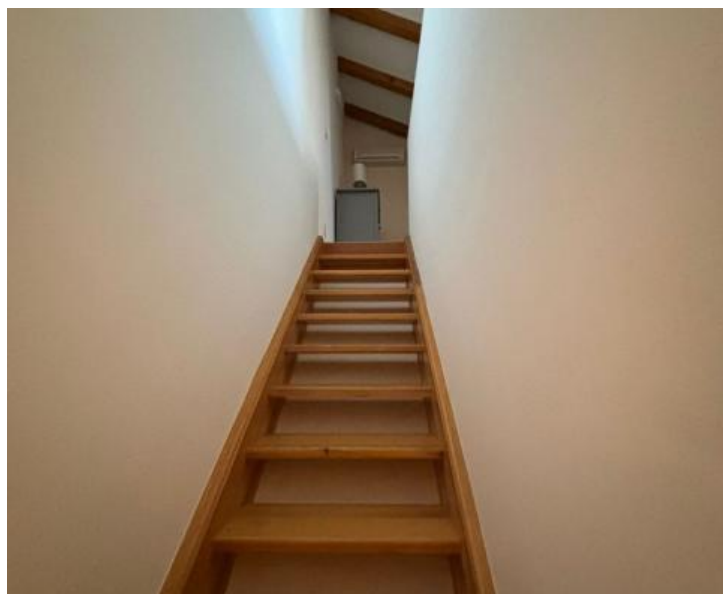
House

Banjole, Istria



House

Banjole, Istria



House

Banjole, Istria



House

Banjole, Istria



House

Banjole, Istria

