

Apartment

Banjole, Istria



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|------------------------|---------------|
| Ref | RE-U-36419 |
| Type | Apartment |
| Region | Istria > Pula |
| Location | Banjole |
| Front line | No |
| Sea view | No |
| Distance to sea | 400 m |
| Floorspace | 127 sqm |
| Plot size | 40 sqm |

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|-------------------------|-----------|
| No. of bedrooms | 3 |
| No. of bathrooms | 2 |
| Price | € 350 000 |

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Two-story apartment with a garden in a new building in Banjole, 400m from the sea!

The flat spans a total area of 127 m² across two floors and includes two private parking spaces.

Upon entering the apartment, you are welcomed by a hallway that leads to a spacious, well-lit open-plan living area, which integrates a large kitchen and dining room. From both the living room and dining area, a glass wall opens onto two terraces. These terraces are fully enclosed, providing complete privacy and tranquility. The ground floor also features a sizable bathroom with a toilet and a storage room.

An internal staircase takes you to the second floor, which houses three bedrooms. One of the bedrooms has access to a terrace that offers stunning, unobstructed views of the surrounding nature and the sea. Additionally, this floor includes a second bathroom with a toilet.

The apartment is equipped with air conditioning in every room.

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 m²:
2756 €

Average price/m² of this type
in this region:
3848 €

Median price/m² of this type
in this region:
3668 €

Average price/m² of this type
in Croatia:
4489 €

Median price/m² of this type
in Croatia:
4159 €

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