

House

Višnjan, Istria



Ref	RE-U-11567
Type	House
Region	Istria > Porec
Location	Višnjan
Front line	No
Sea view	Yes
Distance to sea	1200 m
Floorspace	371 sqm
Plot size	629 sqm
No. of bedrooms	8
No. of bathrooms	5
Price	€ 467 000

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House for sale in Visnjan with distant sea view cca. 1200 meters from the sea!

Total area is 371 sq.m.

Land plot is 629 sq.m.

House was built in 1982 and completely remodelled in 2020.

On the ground floor there is an apartment with a separate entrance and direct exit to the garden of 120 m² and consists of a living room with fireplace, two bedrooms, two bathrooms, kitchen installations and the apartment has communication with auxiliary rooms with garage, laundry and canteen.

On the first floor there is a studio apartment of 32m² with a separate entrance and private exit to the yard and an apartment of 141 m². The apartment on the first floor consists of a spacious living room with direct access to the terrace, kitchen with dining room which also has access to the terrace, hallway, storage room, two bedrooms, two bathrooms, dressing room and one of the rooms has its own exit to the terrace.

The attic 78.57 m² consists of a terrace, three bedrooms, hallway and staircase.

The house offers a sea view and is 1.2 km away from the first beautiful beaches. The property offers the possibility of central heating with heating oil and 5 air conditioners.

The house has 3 parking spaces and the house also offers a garage for your tin pet. The property has aluminum doors and windows as well as high quality glass. The garden offers the possibility of building a swimming pool and accompanying facilities and has automatic irrigation.

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:
1259 €

Average price/m² of this type
in this region:
2878 €

Median price/m² of this type
in this region:
2904 €

Average price/m² of this type
in Croatia:
2884 €

Median price/m² of this type
in Croatia:
2589 €

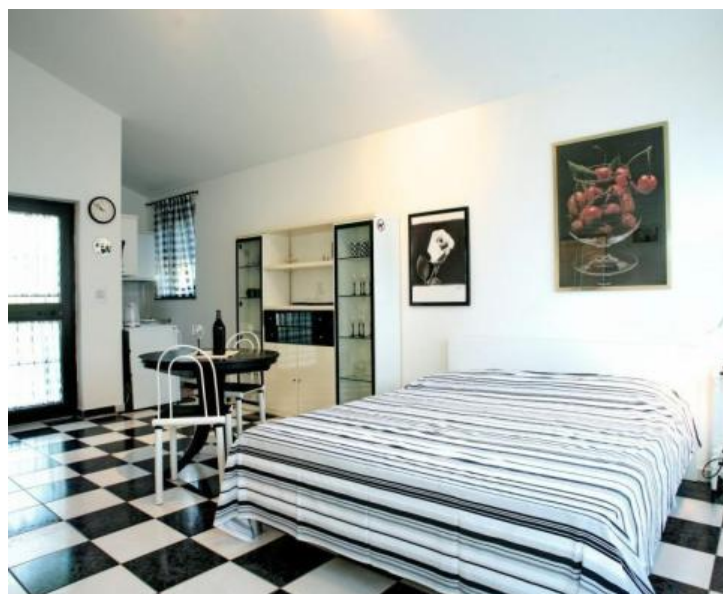
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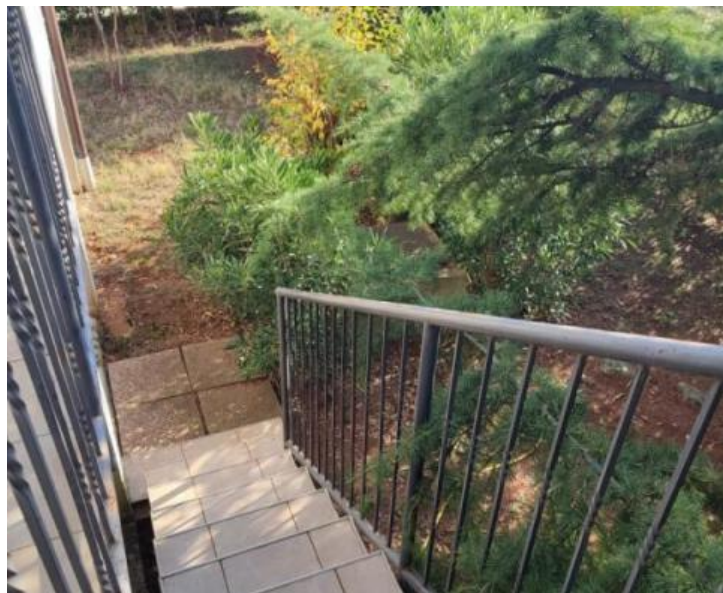
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