

Villa

Bačva, Višnjan, Istria



Ref	RE-U-12109-33242
Type	Villa
Region	Istria > Porec
Location	Bačva, Višnjan
Front line	No
Sea view	Yes
Distance to sea	9000 m
Floorspace	900 sqm
Plot size	3030 sqm
No. of bedrooms	7
No. of bathrooms	7
Price	€ 1 245 000

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Discounted! Old price was 1,5 mio euro, new price is 1,245,000 eur!

Fantastic offer- rustic estate in Visnjan area!

Total area of buildings - 900 sq.m.

Land plot is 3030 sq.m.

The manor was completely renovated in 2008.

The property itself is more beautiful than two stone houses from 120 years of Old Istrian stone and land, a swimming pool of 84 m², a garage with 5 parking spaces (40 m²).

The special feature of the property and the villa itself is privacy when relaxing by the swimming pool, on the sun deck, private terrace or an evening glass of wine in the garden with your loved ones.

In addition, the spaciousness of the property is a great opportunity for children's games and free walking of your pets.

The villa offers 7 bedrooms and bathrooms (some rooms are equipped with whirlpool tub), sauna, gym, living room, kitchen, basement, tavern and ancillary building that can serve as an apartment because it consists of a living room.

The property provides the opportunity to grill and enjoy with more people regardless of the weather conditions in the interior of the house or a covered terrace that provides indescribable views of nature and vineyards that surround the villa.

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:
1383 €

Average price/m² of this type
in this region:
3917 €

Median price/m² of this type
in this region:
3895 €

Average price/m² of this type
in Croatia:
4349 €

Median price/m² of this type
in Croatia:
3861 €

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