

Villa

Svetvinčenat, Istria



Ref	RE-U-13935
Type	Villa
Region	Istria > Pula
Location	Svetvinčenat
Front line	No
Sea view	No
Distance to sea	20000 m
Floorspace	100 sqm
Plot size	545 sqm
No. of bedrooms	3
No. of bathrooms	3
Price	€ 374 000

Villa

Svetvinčnat, Istria



Villa of traditional style in Svetvincenat area!
Total surface is 100 sq.m. Land plot is 545 sq.m.
Villa was built in 1968 and completely remodelled as per modern standards in 2015.
It now has air-conditioning, SAT TV, Internet.

Villa is semi-detachd.

The property consists of a ground floor and two floors.
The ground floor comprises a living area with a fully equipped kitchen, dining area and living room, bathroom and laundry.
A wooden staircase leads to the first floor where there are two beautifully decorated and comfortable bedrooms with one shared bathroom.
The upper floor is the master bedroom with its own bathroom.

The garden is fully fenced and beautifully maintained with planted Mediterranean plants, flowers and beautiful green areas, and there is an auxiliary building with a room for mechanization of the pool, which is also a small warehouse and an open space for socializing overlooking the pool and garden.
The property has been in the tourist rent since 2015, when it was renovated, and it makes an excellent contribution to the owner and collects positive impressions from its guests who return every year. Great occupancy rates and reviews ranking.

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.

Villa

Svetvinčenat, Istria



Price per m²:
3740 €

Average price/m² of this type
in this region:
3587 €

Median price/m² of this type
in this region:
3542 €

Average price/m² of this type
in Croatia:
4343 €

Median price/m² of this type
in Croatia:
3846 €

Villa

Svetvinčenat, Istria



Villa

Svetvinčenat, Istria



Villa

Svetvinčenat, Istria



Villa

Svetvinčenat, Istria



Villa

Svetvinčenat, Istria



Villa

Svetvinčenat, Istria



Villa

Svetvinčenat, Istria



Villa

Svetvinčenat, Istria



Villa

Svetvinčenat, Istria



Villa

Svetvinčenat, Istria



Villa

Svetvinčenat, Istria



Villa

Svetvinčenat, Istria



Villa

Svetvinčenat, Istria



Villa

Svetvinčenat, Istria



Villa

Svetvinčenat, Istria



Villa

Svetvinčenat, Istria



Villa

Svetvinčenat, Istria



Villa

Svetvinčenat, Istria



Villa

Svetvinčenat, Istria



Villa

Svetvinčenat, Istria

