

Villa

Labin, Istria



Ref	RE-U-14840
Type	Villa
Region	Istria > Rabac-Labin
Location	Labin
Front line	No
Sea view	No
Distance to sea	5000 m
Floorspace	130 sqm
Plot size	370 sqm

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No. of bedrooms	3
No. of bathrooms	2
Price	€ 470 000

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Villa of beautiful modern design in Labin area, with swimming pool and interior minimalist style.
Total area of this semi-detached villa is 130 sq.m. Land plot around is 370 sq.m.
Villa is just completed in 2022, final strokes are being made.
Building extends through the ground floor and first floor.

On the ground floor of the house there is a spacious living room, a kitchen with a dining area, a bathroom, a storage room and a covered terrace.

On the upper floor there are three bedrooms, a bathroom and a terrace.

This prefabricated villa is fully furnished and modernly equipped and is being sold as such.

Next to the house is a swimming pool with a sunbathing area.

An exceptional opportunity within walking distance of all essential facilities for family life, rest and relaxation or as an investment for rental for tourist purposes.

Villa is placed 5 km from the sea and wonderful Rabac beaches.

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.

Price per m²:
3615 €

Average price/m² of this type
in this region:
3145 €

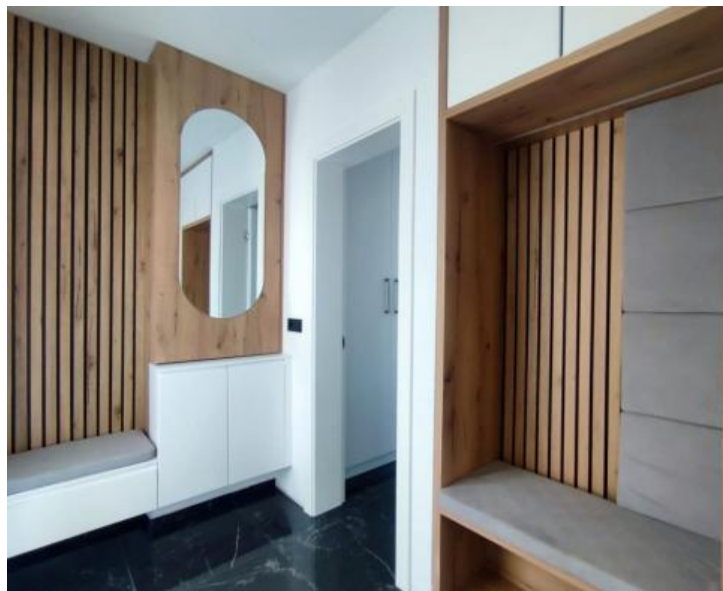
Median price/m² of this type
in this region:
3135 €

Average price/m² of this type
in Croatia:
4350 €

Median price/m² of this type
in Croatia:
3866 €

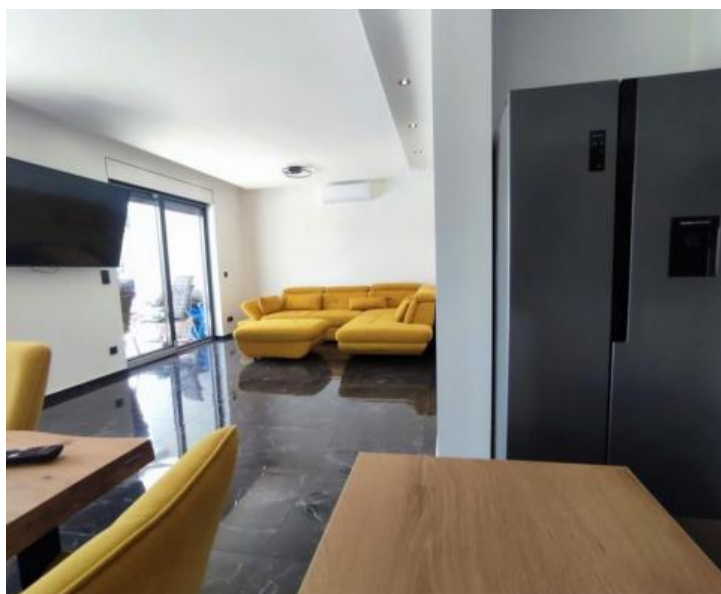
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