

Mini-hotel

Štinjan, Istria



Ref	RE-U-24056
Type	Mini-hotel
Region	Istria > Pula
Location	Štinjan
Front line	No
Sea view	Yes
Distance to sea	500 m
Floorspace	360 sqm
Plot size	730 sqm

Tel: +385 91 357 3071 Viber, Whatsapp
info@adrionika.com
www.adrionika.com

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No. of bedrooms	5
No. of bathrooms	4
Price	€ 780 000

Apartment house with sea view and swimming pool in Fazana, 500 meters from the sea!

A few minutes easy drive from the center of Fazana is an apartment house 360m2 on a fenced plot of 730m2. It extends through two floors ground floor and first floor.

On the ground floor there is an apartment of the owner's family, and on the first floor there are two smaller apartments with balconies with a beautiful view of the olive grove and the Brijuni archipelago.

The house has external PVC joinery with shutters. Air conditioning is used for heating and cooling, and only the apartment on the ground floor has central heating with heating oil. The floors are ceramic and laminate. The house is furnished and as such is for sale.

The central place in the garden is occupied by a swimming pool of 35 m2 with Roman stairs and a sun deck.

Next to the swimming pool is a summer kitchen with a fireplace. Within the fenced garden is parking for 3 cars and a garage.

The property is in the function of tourist rental and is located 500 m from the beautiful 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:
2167 €

Average price/m² of this type
in this region:
2498 €

Median price/m² of this type
in this region:
2298 €

Average price/m² of this type
in Croatia:
2709 €

Median price/m² of this type
in Croatia:
2332 €

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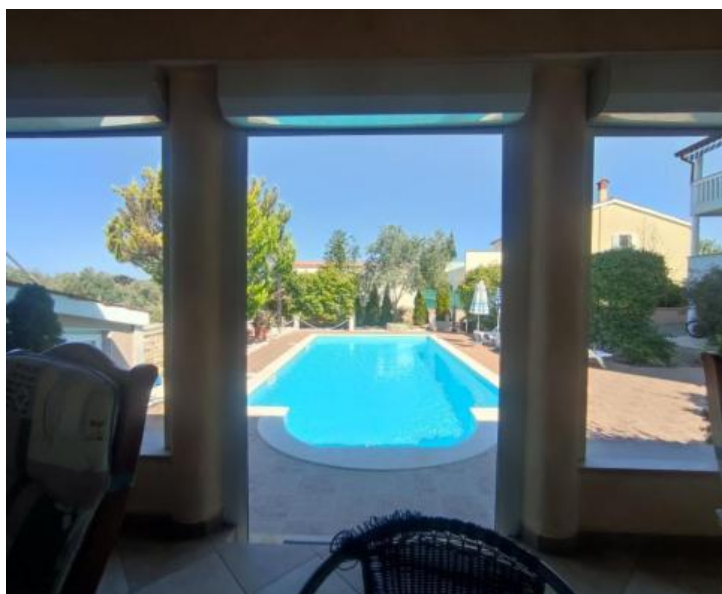
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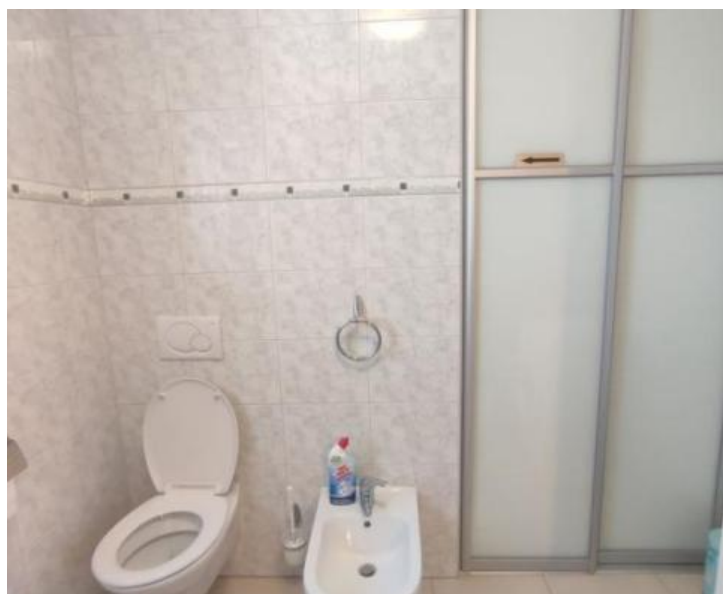
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