

Villa

Umag, Istria



Ref	RE-U-21604
Type	Villa
Region	Istria > Umag
Location	Umag
Front line	No
Sea view	No
Distance to sea	3600 m
Floorspace	168 sqm
Plot size	700 sqm
No. of bedrooms	4
No. of bathrooms	3
Price	€ 450 000

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Villa with pool in Umag outskirts, cca. 3 km from the sea!

Nestled on the outskirts of Umag, this villa occupies a plot of 700 m² and spans two floors, boasting a total area of 168 m².

The ground floor features a spacious living room seamlessly connected to the kitchen and dining area, along with two bedrooms and two bathrooms.

Internal stairs lead to the first floor, which accommodates two additional bedrooms and one bathroom.

The villa's garden, complete with a terrace, swimming pool, and jacuzzi, is complemented by additional sports facilities. Offered for sale fully furnished and categorized to accommodate 10 people, this villa presents an excellent opportunity for both financial investment and rental for tourist purposes.

It also offers a tranquil family lifestyle on the outskirts of the city, while remaining conveniently close to all amenities.

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:
2679 €

Average price/m² of this type
in this region:
3475 €

Median price/m² of this type
in this region:
3412 €

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

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

Villa

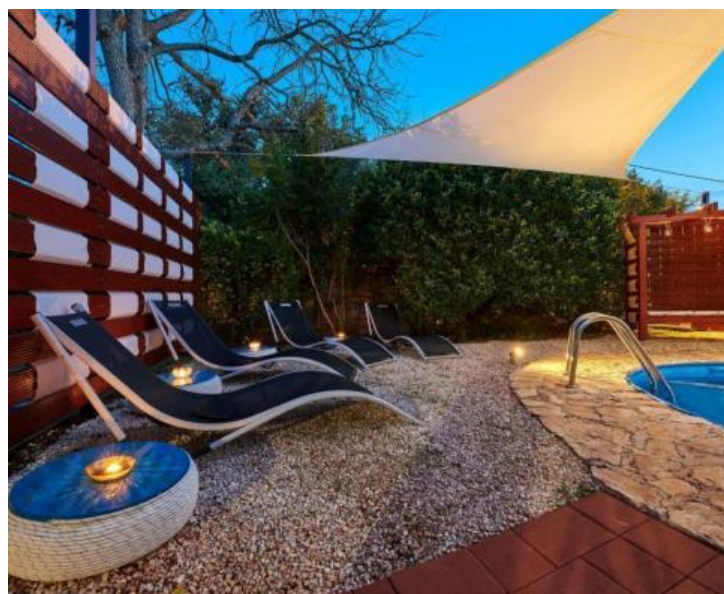
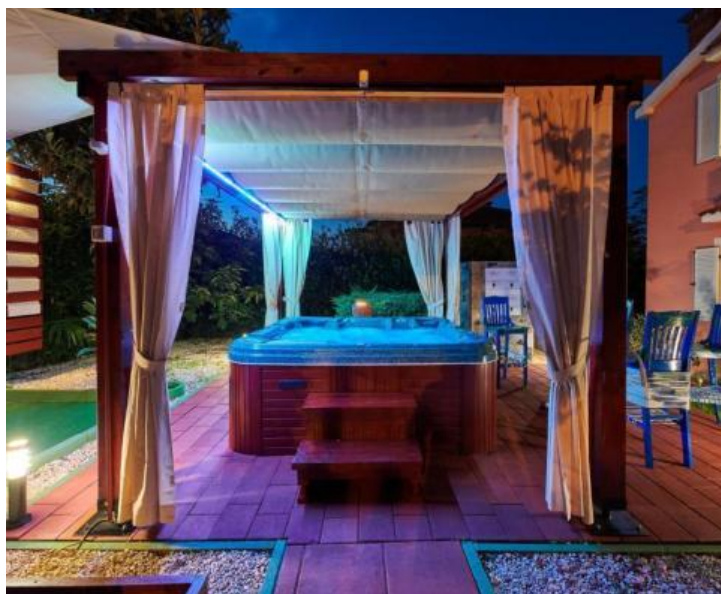
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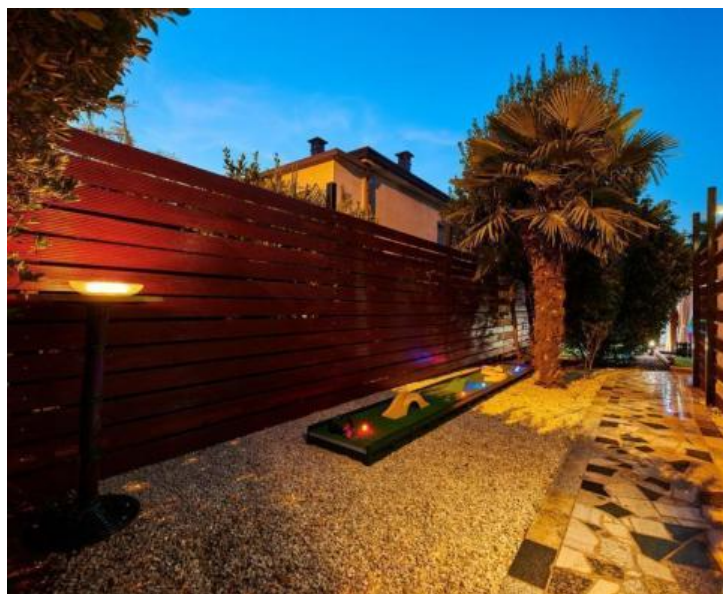
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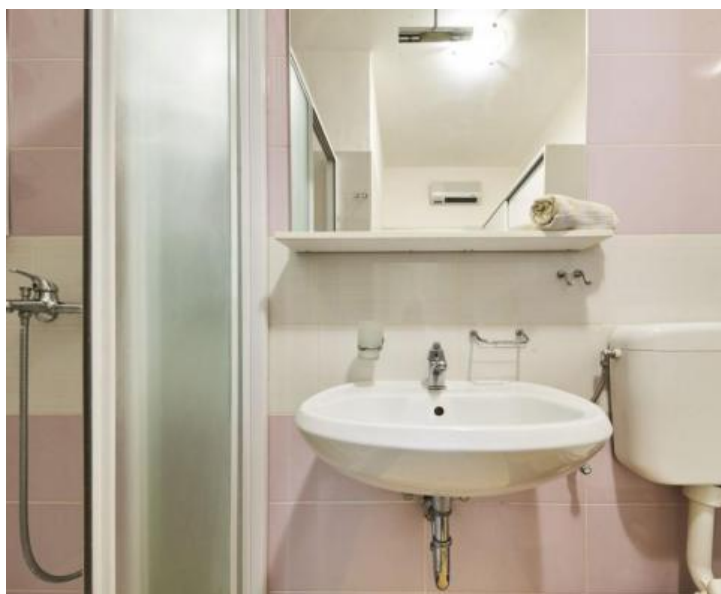
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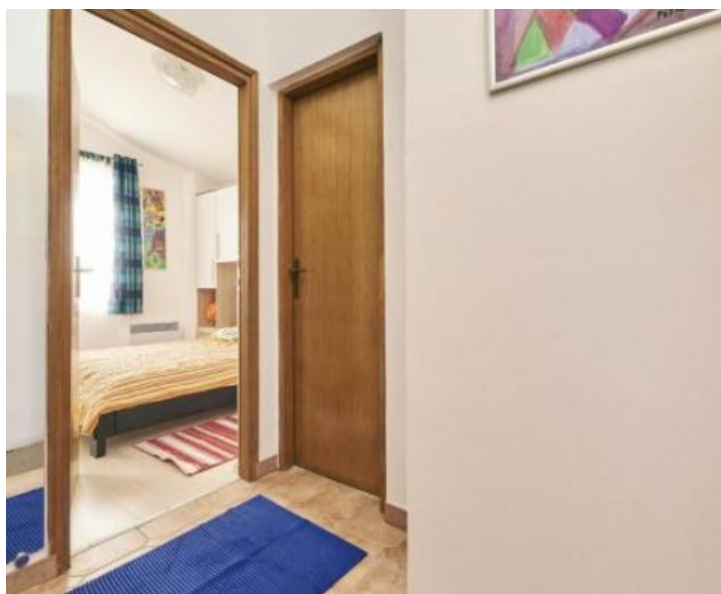
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