

Land plot

Buje, Istria



Ref	RE-U-28879
Type	Land plot
Region	Istria > Umag
Location	Buje
Front line	No
Sea view	Yes
Distance to sea	15000 m
Floorspace	1765 sqm
Price	€ 264 000

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Land for construction in Buje, with wonderful sea views, 15 km from the sea.
Total area is 1765 sq.m.

The land is the last one in the building zone, surrounded on two sides by agricultural land, ensuring an unobstructed view of the surrounding nature. On the other two sides, construction is also not allowed, making this plot secluded, without close neighbors in the future. The settlement is about 150 meters away, with electricity and water available.

Access to the land is via a dirt access road.

Considering the size of the land, the future owner can divide the plot in half and build two villas, live in one and rent out the other, thus recouping the invested capital.

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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