

# House

Poreč, Istria



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## Poreč, Istria



<b>Ref</b>	RE-U-28997
<b>Type</b>	House
<b>Region</b>	Istria > Porec
<b>Location</b>	Poreč
<b>Front line</b>	No
<b>Sea view</b>	No
<b>Distance to sea</b>	4000 m
<b>Floorspace</b>	110 sqm
<b>Plot size</b>	967 sqm
<b>No. of bedrooms</b>	2
<b>No. of bathrooms</b>	2
<b>Price</b>	€ 210 000

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Lovely house in Poreč area, reasonable price, 4 km from the sea!

Total area is 110 sq.m. Land plot is 967 sq.m.

Complete adaptation undertaken in 2023.

The property in offer consists of a basement, ground floor, and attic. The ground floor comprises a kitchen, dining room, living room, one small bedroom, and a beautiful terrace for enjoying the benefits of nature and silence. The attic features a large bedroom of 32 m<sup>2</sup>.

The plot covers an area of 967 m<sup>2</sup> and is fenced. Like the house itself, it offers privacy as there are only a few buildings nearby.

A dirt road leads to the house.

House is currently under renovation.

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 m<sup>2</sup>:  
1909 €

Average price/m<sup>2</sup> of this type  
in this region:  
2869 €

Median price/m<sup>2</sup> of this type  
in this region:  
2901 €

Average price/m<sup>2</sup> of this type  
in Croatia:  
2853 €

Median price/m<sup>2</sup> of this type  
in Croatia:  
2575 €



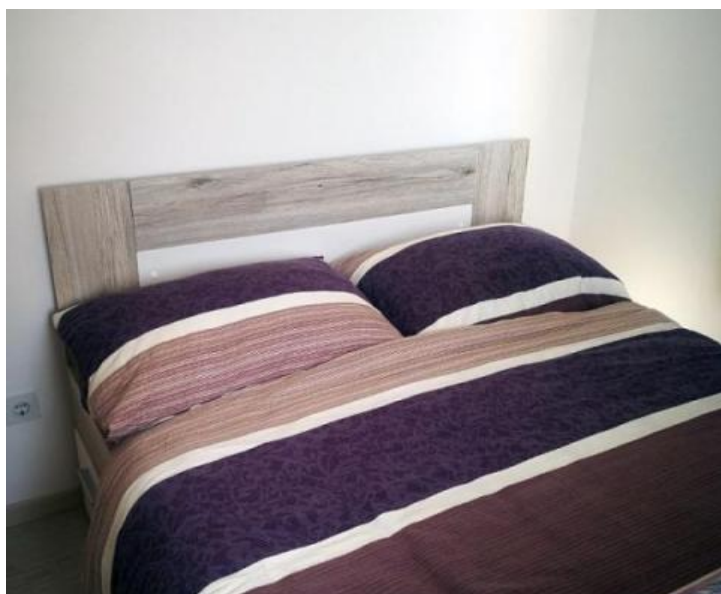
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