ID: 3411

SALE OF LAND WITH A VALID BUILDING PERMIT

Svetvinčenat

125,000 €
735 €/m²







Svetvinčenat, located in the very heart of Istria, is one of the most attractive places to live and vacation, known for its rich history, the medieval Morosini-Grimani castle and the authentic Istrian ambience. Thanks to its excellent transport connections, peaceful surroundings and proximity to the sea, this location has been attracting increasing interest from domestic and foreign buyers in recent years.

In Svetvinčenat, in a quiet location, a building plot with a completed project and a valid building permit is for sale, which allows the future owner to quickly start construction. The project envisages the construction of a modern single-storey house with a net area of 170 m² designed for maximum comfort and functionality with a spacious garden of 1250 m². The

house consists of three spacious bedrooms, a bathroom and a separate toilet, a storage room, a utility room, a laundry room, a sauna and a private gym. The living area is connected to a covered terrace of 40 m² and a spacious uncovered terrace of 59 m², ideal for enjoying the outdoors all year round. An attractive 35 m² swimming pool has been designed as part of the garden, which further completes the experience of luxurious living.

This property represents an excellent investment opportunity, whether you are looking for a future home or a tourist rental property. Thanks to the already obtained building permit and a well-designed project, the future owner saves significant time and costs and can immediately begin implementing his investment. The quiet location, modern design and growing demand for real estate in the Svetvinčenat area further confirm the value of this offer.

FOR ALL OTHER INFORMATION, CALL:

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Summary

LOCATION	Svetvinčenat	PROPERTY ID	3411
PRICE	125,000 €	TYPE	House
AREA	170 m²	GARDEN AREA	1,250 m²
YEAR BUILT	-	YEAR RENOVATED	-
ORIENTATION	-	NUMBER OF FLOORS	-
ROOMS	4	BEDROOMS	3
BATHROOMS	1	TOILETS	1
DISTANCE FROM SEA	-	DISTANCE FROM CENTER	-
PARKING	Yes	PARKING SPACES	4
POOL	Yes	VIEW AT	-
ACCESS ROAD	-	JOINED ROOMS	-
CEILING HEIGHT	-	ELEVATOR	-
HEATING	-	JOINERY	-
WALLS MATERIAL	-	WALLS CONDITION	-
TILES	-	PARQUET	-
FACADE	-	ROOF	-
INTERNAL STAIRS	-	EXTERNAL STAIRS	-
OWNERSHIP TYPE	Orderly	CERTIFICATE OF OWNERSHIP	Yes
USAGE PERMIT	-	ENERGY CERTIFICATE	-

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Extra features

- Access road
- Terrace
- Pantry
- Swimming pool
- Yard

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