



Attractive building plot for sale with construction permit and sea view, Vodnjan

130.000 €
81 €/m²

Building land for sale with a building permit in a quiet location surrounded by olive groves in Vodnjan. The land is located on the edge of the building zone, facing the southwest with a total area of 1600 sqm. The ground floor was built a base plate and the constructions can be started immediately with a planned family house on two floors with a total area of 138 sqm.

SEA VIEW: possible, from the first floor

ORIENTATION: Southwest

CONSTRUCTION POSSIBILITIES: Family house or villa of 285 sqm. P + 1 with a maximum height of 7.5 m.

LAND DIVISION: not possible.

ADDITIONAL LAND PURCHASE: not possible

DOCUMENTATION: a copy of the cadastral plan, location information, a valid building permit with a preliminary project: Family house of 138 sqm.

Planned residential construction of the floor plan and dimensions 16,20 x 12,40 m P + 1 with a maximum height of 7,10 m.

INFRASTRUCTURE: All the necessary infrastructure is near to the plot.

ROAD DISTANCE TO REAL ESTATE: The distance from the town of Vodnjan is 1.9 km, the first beaches in Peroj are 6.5 km away, Pula city center is 11 km away, school 1 km, restaurants, shops, bakers within 1.5 km of the real estate. Pula Airport is 13 km away, Venice Airport 260 km and the nearest motorway entrance is 1 km far from the real estate.

TAX ON PROPERTY REAL ESTATE: The customer pays 3% of the agreed purchase price within 30 days of the signing of the contract.

AGREEMENT FOR BUYING: 3.75% with VAT included (minimum commission is 15.000 HRK / 2.000,00 EUR). The price includes a purchase contract, a notary public, a lawyer's engagement, and a prepayment of real estate to the buyer with all necessary state taxes. Read the rest of our Terms of Business

The displayed real estate prices do not include a brokerage fee and sales tax.

* Our agency Maris d.o.o. in consultation with potential investors, offers complete project documentation and advisory services.

Through our agency, in cooperation with our long-term partners, we can organize and lead you complete project-based, turnkey project.

Summary

Location	Vodnjan	Property ID	2097
Price	130.000 €	Type	land
Area	-	Land area	1.600 m²
Bedrooms	-	Bathrooms	-
Parking spaces	-	Parking spaces (garage)	-
Floor	-	Orientation	Southwest
Ownership type	Ownership 1/1	Owner	Private owner
Price/m²	81 €	Real estate transfer tax	3%
Energy certificate	-	Subtype	building land

Distances

Transportation	500 m
Center	2 km
Sea	6.5 km
Park	400 m
Pula airport	13 km
School	400 m
Store	400 m
Venezia airport	260 km
Near a bigger city	11 km

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View from 1 Floor

