



Urbanized land 1784 m² in a quiet location near the pine forest, Pula, Štinjan

115.960 €
65 €/m²

In a peaceful location near the forest in Štinjan, Fažana is a building land for sale. The land area is 1784 m² and it is ideal for a family house or a villa. Beautiful beaches and promenade are only 3 km from the estate.

SEA VIEW: not possible.

ORIENTATION: southwest

BUILDING POSSIBILITIES: ground floor construction of 30%. P + 2, with max. height of 10 m

LAND DIVISION: not possible.

BUYING ADDITIONAL LAND: not possible.

DOCUMENTATION: copy of cadastral plan, purpose of the land, no mortgage.

INFRASTRUCTURE: asphalted access road 100 m, electricity, water and telephone connection next to the land, no city sewerage system.

ROAD DISTANCE TO THE PROPERTY: all facilities like shops, bakery or restaurant are 1 km away. Center of Pula 5 km, Pula airport is 10 km away, the nearest highway entrance is 8 km away.

REAL ESTATE TRANSFER TAX: The buyer pays 3% of the agreed purchase price within 30 days of signing the contract

Summary

Location	Pula	Property ID	1266
Price	115.960 €	Type	land
Area	-	Land area	1.784 m ²
Bedrooms	-	Bathrooms	-
Parking spaces	-	Parking spaces (garage)	-

Floor	-	Orientation	Southwest
Ownership type	Ownership 1/1	Owner	Private owner
Price/m ²	65 €	Real estate transfer tax	3%
Energy certificate	-	Subtype	building land

Distances

Center	1000 m
Near a bigger city	3 km
Pula airport	5 km
Store	500 m
Sea	2 km
School	2 km
Transportation	200 m

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