



Spacious building land 550 m away from the sea in Pomer, Banjole

302.100 €
100 €/m²

A building plot of 3021 sqm in Pomer, Banjole is for sale. The land is for residential purposes and ideal for building a family villa. A number of services that are in the vicinity makes this land even more attractive. Sea and marine are 375 m of air distance, restaurants, and center of the settlement, etc.

SEA VIEW: partially from the first floor, nice from the second floor.

ORIENTATION: south.

POSSIBILITY OF CONSTRUCTION: Family villa, the buildable layout area is 20%, house with a cellar, ground floor, first floor, and second floor can be built, up to 10 meters high.

BUILDING PERMIT: it is possible to immediately obtain a permit; for this land, we guarantee to get the permits if done through us.

DOCUMENTATION: Copy of the cadastral plan and the certificate of land use. The land is mortgage free.

INFRASTRUCTURE: water connection and electricity connection are next to the land, paved road. The street in which the plot is located has public lighting.

ROAD DISTANCES: town center 650 m, beach: 550 m, shop 500 m, restaurant 700 m, Pula: 7.3 km, Medulin: 4 km, Airport Pula 11 km.

REAL ESTATE TRANSFER TAX: the client pays 3 % of the agreed selling price within 30 days of signing the contract.

MEDIATION PROVISION FOR THE CLIENT: 3,75% with VAT included

*With mediation services in buying and selling real estate and providing legal advice, our agency is also engaged in the construction of real estate for sale. This includes organizing and conducting all the necessary actions, from collecting all the required construction permits to handing over keys to our clients. The organization of the construction process involves the selection and purchase of land for construction, obtaining all necessary permits and supervision of the construction works

Summary

Location	Medulin	Property ID	1944
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Price	302.100 €	Type	land
Area	-	Land area	3.021 m²
Bedrooms	-	Bathrooms	-
Parking spaces	-	Parking spaces (garage)	-
Floor	-	Orientation	South
Ownership type	Co-ownership	Owner	Private owner
Price/m²	100 €	Real estate transfer tax	3%
Energy certificate	-	Subtype	building land

Distances

Center	650 m
Near a bigger city	7 km
Park	550 m
Pula airport	11 km
Store	500 m
Venezia airport	275 km
Sea	550 m
School	4 km
Transportation	300 m

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