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Code :	01042
Location :	Vižinada
Building size :	160 m2
Lot size :	552 m2
Distance from center :	19000 m
Distance from sea :	19000 m

Price : 137.500 €

Vižinada, surroundings

A plot of land with construction underway, with foundations, is for sale not far from Vižinada.
According to the project, a holiday home with 4 bedrooms is planned, and the conditions for obtaining a 4-star categorization are met.
According to the project, a modern villa with a net area of

211.39 m² is planned, with a covered terrace of 44.29 m² and a swimming pool of 30 m². The architectural solution includes a spacious living room, four bedrooms, a gym and a swimming pool, which provides an ideal space for a pleasant family life or tourist rental.

The property is part of a semi-detached house, connected on one side to the neighboring property, but is located on its own cadastral plot, has an independent building permit and can be built independently of the other part.

On the edge of the plot there is a HEP cabinet with an electricity connection, while a manhole with a water meter is located next to the plot. The sewage system runs along the asphalt street in front of the land.

The utility contribution has been paid.
The owner of the plot is a legal entity, and the price includes VAT, with the possibility of a VAT refund for buyers in the value added tax system.

This property represents an excellent opportunity for investors or families who want a modern house with a swimming pool in the heart of the peaceful Istrian nature, just a few minutes drive from Vižinada and Poreč.

The land is located on the edge of a construction zone, in front of it there is a view of the forest and agricultural land.