PARENTIUM NEKRETNINE
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Code :	01369
Location :	Kaštelir-Labinci
Building size :	0 m2
Lot size :	1011 m2
Distance from center :	1000 m
Distance from sea :	7000 m
Seaview :	Yes

Price :	293.190 €

In a quiet Istrian village, on a gentle slope with an open sea view, an attractive building plot of 1,011 m² is for sale, with a valid building permit and complete project documentation for the construction of a luxury villa with a swimming pool.

A PROPERTY THAT OFFERS MORE
This plot is located in a prestigious micro-location, in a quiet cul-de-sac with minimal traffic, and at the same time in close proximity to all important amenities - a restaurant is only 50 m away, a shop 200 m, while the center is 1.1 km away. Its favorable orientation and gentle slope ensure a spectacular panoramic view of the sea.

KEY ADVANTAGES:
Land area: 1,011 m²
Final building permit
Electricity, water and sewage at the plot boundary
Access road completed
Modern villa project with swimming pool, 5-star categorization
Distance to the sea: 6.5 km, Poreč 10 km, Rovinj 45 km, Pula Airport 60 km

ABOUT THE VILLA PROJECT
The planned villa is designed with an emphasis on luxury, comfort and maximum connection with nature. With a spacious 327 m² net area, the villa will offer 4 bedrooms with en-suite bathrooms, a large open-concept living room, a wellness area with a Finnish sauna and jacuzzi, a 58 m² heated infinity pool and a firepit for outdoor enjoyment.

Additional benefits:
Underfloor heating and cooling with heat pump
Solar panels
Glass-sided swimming pool
Barbecue integrated into the villa design
4 parking spaces + electric vehicle charger

This is an excellent opportunity for investors and private buyers looking for land with a ready-made project in one of the most desirable parts of Istria.

PRICE: €290/m² + VAT
For more information and a tour, contact us today!