**HABITARE REAL ESTATE**
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| **Code :** | 02617 |
| **Location :** | Kaštelir-Labinci |
| **Building size :** | 137.00 m2 |
| **Plot size :** | 337 m2 |
| **Garden size :** | 337 m2 |
| **Distance from center :** | 500 m |
| **Distance from see :** | 9000 m |
| **Numer of floors :** | 2 |
| **Number of bedrooms :** | 2 |
| **Number of bathrooms :** | 3 |
| **Parking :** | Yes |
| **Energy efficiency :** | being prepared |
| **Year of construction :** | 2025 |
| **Swimming pool :** | Yes |
| **Electric blinds :** | Yes |
| **Underfloor heating :** | Yes |
| **Građevinska :** | Yes |
| **Air conditioning :** | Yes |
| **Heat pump :** | Yes |

Price : price on request €

3B Exclusive sale - approx. 55 km from Pula and the airport, in Kaštelir, a place with excellent infrastructure, suitable for quality living - Kaštelir Labinci is included in the World Tourism Organization's program for the best tourist village - a quality modern terraced house under construction with a swimming pool is for sale, approx. 9 km from the sea and approx. 12 km from Poreč - the house is located in a very nice location near the center and yet away from traffic, in a well-maintained settlement - The house of 137.25 m2 is spread over two floors. The ground floor consists of: a covered entrance, hallway, living room, kitchen and dining room, bathroom, storage room, utility room and terrace - the first floor consists of: hallway, utility room, two bedrooms, each with its own bathroom and access to the terrace. Bathrooms will be equipped with fixtures and fittings - blinds and mosquito nets - Heating: underfloor heating via an air-water heat pump - installation for solar hot water heating and in front of the installation for solar panels, canopy - swimming pool - The yard will be decorated with grass and paving stones - the house will be connected to the sewerage system. This house is ideal for housing and tourist rental, and is especially interesting for lovers of cycling and active vacations. Yard approx. 337 m2.

NOTE: We are not responsible for any errors in property descriptions, but we strive to be as precise and accurate as possible. The property can only be viewed with a signed Brokerage Agreement, which serves as the basis for further actions related to the purchase and the payment of the commission, all in accordance with the Real Estate Brokerage Act.