EURO PARTNER
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Code :	00141
Location :	Buje
Building area :	175 m2
Land area :	450 m2
Number of bedrooms :	3
Number of bathrooms :	3
Distance from the center :	5 km
Distance from the sea :	15 km

Price : 610.000 €

BUILDING

Number of rooms :	4
Number of floors :	1
Energy class :	in preparation
Year of construction :	2024
Condition :	Newly built

AMENITIES

Sea view :	Yes
Number of parking spaces :	2
Pool :	Yes

INFRASTRUCTURE

Electricity :	Yes
Water :	Yes

Istria, Buje area

This beautiful new building is located in an extremely sought-after location between Buje and Momjan, in a quiet family settlement only 15 km from the sea and a few minutes' drive from the Slovenian border. It is a semi-detached house with its own garden, swimming pool and garage, which provides the perfect combination of privacy and comfort.

Each of these two houses covers an area of 175 m2 spread over two floors. On the ground floor there is a garage and a living area that includes an entrance hall, a spacious living room with a dining room and kitchen, and an exit to a large terrace, a storage room, a bedroom and a bathroom. On the first floor, there are two more bedrooms, each with its own bathroom, and a large terrace with a jacuzzi that offers a beautiful view of the surroundings.

The house is sold fully furnished, with carefully selected furniture and equipment that will satisfy even the most demanding buyers. Every detail, from the layout of the rooms to the interior design, is adapted to ensure the ideal combination of aesthetics and functionality.

One of the main advantages of this property is its exceptional location. There are numerous attractions in the immediate vicinity, which is why more and more local and foreign guests choose Istria as a destination for a vacation or even a permanent stay. Here are the best Istrian wineries, agritourisms, family farms and restaurants, providing a rich experience

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of Istrian culture and gastronomy.

In addition, the house is located on the edge of a populated area, which ensures peace and privacy even during the tourist season. Despite this, everything is easily accessible, with Umag only a 15-minute drive away, and Slovenia only 10 minutes away.

This property will be ready for occupancy during the summer of 2024, providing an ideal opportunity to enjoy the beautiful Istrian environment with all the comforts of modern construction and equipment.