ID: 3474

EXCLUSIVE SALE OF BUILDING LAND WITH A DEVELOPED PROJECT

Barban

48,400 €
86 €/m^2







BUILDING PLOT WITH A PROJECT FOR A LUXURY VILLA WITH A SWIMMING POOL - BARBAN

For sale is a building plot in the heart of green Istria with a completed project and a building permit for an impressive modern villa with a swimming pool. Located in the peaceful surroundings of the Barban municipality, this is an ideal opportunity for investors, but also for anyone who wants to build a luxurious home for living or for tourist rental.

Barban is one of the most desirable places in the interior of Istria, known for its rich history, medieval core, traditional event Trka na prstenac and excellent transport connections with

Pula, Labin and the eastern coast of Istria. In recent years, this area has become synonymous with luxury villas surrounded by nature, which achieve excellent tourist results.

A PROJECT THAT CONQUERS AT FIRST SIGHT

The designed villa extends over three floors - basement, ground floor and first floor, and each space has been carefully designed to provide maximum comfort, functionality and luxury.

Basement - private wellness oasis

The basement has a real space for relaxation:

- a luxurious SPA center
- sauna
- wellness zone for rest and recreation
- bathroom
- laundry room
- storage and technical rooms
- an additional room suitable for guests or an office

The wellness area opens onto a spacious covered terrace that leads to the pool and sundeck, creating the perfect space for enjoyment throughout the year.

Ground floor - the heart of the home

The ground floor is designed as an open concept for modern living.
The impressive living room with kitchen and dining area of more than 45m2 dominates, full of natural light thanks to large glass walls that connect the interior with a spacious covered terrace.
This floor also includes:

- a large bedroom
- bathroom
- entrance area
- internal staircase

The outdoor area includes spacious terraces, a space for socializing, outdoor dining and a swimming pool that becomes the centerpiece of the entire property.

Floor - private part of the villa

Upstairs, there are three spacious bedrooms, each designed for maximum comfort.
The master bedroom has access to its own terrace, while additional rooms provide enough space for family or guests. Upstairs, there are also three modernly designed bathrooms and a hallway that connects all rooms. This layout allows complete privacy for all villa users.

Ideal investment

Such projects are among the most sought-after in Istria today. The combination of a quiet location, modern architecture, wellness facilities, swimming pools and large terraces makes this property extremely attractive for both luxury tourist rentals and peaceful family life.

By purchasing, you get a building plot with a superbly designed project that saves time, speeds up the start of construction and enables the realization of a truly special villa.

If you are looking for a project that combines luxury, privacy, functionality and excellent investment value - this is an opportunity you should not miss.

FOR ALL OTHER INFORMATION, CALL:

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Summary

LOCATION	Barban	PROPERTY ID	3474
PRICE	48,400 €	TYPE	Land
LAND TYPE	FOR BUILDING	AREA	566 M²
ORIENTATION	-	VIEW AT	GREENERY
NUMBER OF FLOORS	-	ACCESS ROAD	-
DISTANCE FROM SEA	-	DISTANCE FROM CENTER	-
OWNERSHIP TYPE	ORDENLY	CERTIFICATE OF OWNERSHIP	YES
LOCATION PERMIT	-	BUILDING PERMIT	YES

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Extra features

- Access road

Infrastructure

- Electricity
- Water
- Sewerage

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