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Code :	16026
Location :	Buzet
Building size :	28 m2
Lot size :	1926 m2
Garden size :	0.00 m2
Number of floors :	2
Number of bedrooms :	2
Number of rooms :	2
Number of bathrooms :	1
Energy efficiency :	Not specified

Price : 256.500 €

In a quiet and exceptionally private location lies a rare property with great potential for creating a private estate in Istria.

The total land area is 21,416 m², of which 1,926 m² is building land, while an additional 16,226 m² directly adjoins the building part, together forming a connected unit of 18,152 m². The remaining 3,264 m² is located nearby but is not physically connected to the main unit.

On the property, there is a traditional Istrian stone house with an area of 72 m², currently in a dilapidated state, as well as a barn registered in the land registry. A usage permit has been issued for the existing buildings.

The building part allows for the construction of a property of approximately 400 m², providing the opportunity to create a representative private residence with a pool and spacious yard.

The special value of the property is its exceptional privacy, with no immediate neighbors and surrounding construction. Utility connections are located approximately 50 meters from the plot.

An ideal opportunity for those looking to create their own private estate in an authentic Istrian setting, combining nature, space, and tranquility.

For more information, please