

**ISTRIA ADRIA**  
**Pot za Brdom 102, 1000 Ljubljana**  
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<b>Code :</b>	09381
<b>Location :</b>	Privlaka
<b>Building size :</b>	690 m <sup>2</sup>
<b>Garden size :</b>	0.00 m <sup>2</sup>
<b>Energy efficiency :</b>	Not specified
<b>Year of construction :</b>	2025

**Price :** 310.000 €

Privlaka/Sabunike – Prime Building Plot with Planning Permission for 6 Apartments – Close to the Sea and Beach, Ready to Build!

Property Description:

This attractive building plot of 690 m<sup>2</sup> in a sought-after location presents a unique opportunity: Planning permission has already been granted for a modern residential building with 6 apartments – all fees, the complete architectural project, and the electricity connection have been paid. You can start building immediately, with no delays!

Highlights at a Glance:

- Plot size: 690 m<sup>2</sup>
- Planning permission for 6 apartments – all documentation is available
- Total net living area: 465 m<sup>2</sup>
- The building comprises a ground floor, first floor, and second floor
- Each apartment offers:
  - 2 bedrooms
  - Living room
  - Dining area with kitchen
  - Storage room
  - Bathroom
- Modern, thoughtfully designed layouts
- Distance to the sea and beach: only 350 m
- The complete architectural project and electricity connection are already paid

Your Advantages:

- Immediate start of construction possible – no waiting times
- All permits and planning documentation are complete
- Perfect investment opportunity for developers or private investors
- Attractive seaside location with excellent value appreciation potential

Purchase Price: €310,000 plus 3.75% agency commission (incl. VAT)

Additional Information:

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- Viewings are possible at any time after signing the brokerage agreement

- We will support you professionally and personally throughout the entire purchase process - in German and Croatian

Not the right property for you?

Contact us - we will provide you with tailored advice and work together to find your ideal property.