



## ISTRIA, LABIN - Modern villa surrounded by nature



### Agent Info

Name: ArKadia  
Company Name:  
Country: United Kingdom  
Phone:  
Languages: Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Listing details

Property for: Sale

#### Location

Country: Croatia  
State/Region/Province: Istria  
City: Labin  
Posted: Sep 16, 2025  
Description:  
Location: Istarska županija, Labin, Labin.

### ISTRIA, LABIN - A modern villa surrounded by nature

On the southeastern coast of Istria, where green hills meet the sea, where nature and heritage unite, there are two towns of similar size with different, but mutually complementary characters - Labin and Rabac. The picturesque town of Labin rises on a 320m high hill, only four kilometers from the white pebble beaches of Rabac. Interwoven with a rich history and mining that marked this area, Labin, which was briefly declared an independent republic, is today a fascinating city of contradictions; old and new, history and present, tourism and art. Not far from the town of Labin, a modern villa surrounded by nature is for sale. The property represents a harmony of space, needs, functions, construction and beauty, and the microlocation offers an authentic experience of a small Istrian town, intimacy and relief from every hectic effort and noise, while at the same time being close to the sea and urban amenities of the town of Labin. In addition to the location that provides complete comfort and privacy, the property is also characterized by the quality of construction, which guarantees long-term satisfaction and quality of living. The villa, with its architecture, blends into the settlement and landscape in terms of form and color, creating a synergy of the natural environment and modern design. It is defined as one residential unit whose area is distributed over two tastefully decorated and well-equipped floors of a functional floor plan. The ground floor consists of a spacious open concept that unites the kitchen, dining room and living room with access to a spacious covered terrace that contains a summer kitchen, outdoor toilet and storage room. The ground floor floor plan is complemented by a gym with fitness equipment, a bedroom with a private bathroom, a guest toilet, a laundry room and a technical room with storage room. The first floor



consists of a hallway on the gallery and three bedrooms with private bathrooms and private terraces. The yard is ambientally and horticulturally decorated, and complete harmony is provided by a swimming pool with a sunbathing area. The excellent location and the spatial organization of the interior and exterior of this property provide an opportunity for a comfortable family life or an investment investment in a tourist rental business.

Dear clients, the agency commission is charged in accordance with the General Terms and Conditions: [www.dux-nekretnine.hr/opci-uvjeti-poslovanja](http://www.dux-nekretnine.hr/opci-uvjeti-poslovanja)

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Built: 2024

## Common

Bedrooms:	4
Bathrooms:	1
Finished sq. ft.:	500 sq m
Lot Size:	7500 sq m

## Room details

Total rooms:	6
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## Building details

Parking:	Yes
Outdoor Amenities:	Pool

## Rental details

Furnished:	Yes
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## Lease terms

Date Available:

## Additional information

Website URL:	<a href="http://www.arkadia.com/IOUL-T22727/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM">http://www.arkadia.com/IOUL-T22727/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM</a>
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## Contact information

IMLIX ID:	618935
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