

# Eastern Istria, house under construction, 2.5 km from the sea



## 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  
Price: USD 319,753.81

## Location

Country: Croatia  
Posted: Jan 28, 2026  
Description:  
Location: Istarska županija, Marčana, Krnica.

Near Pula, on the beautiful coastline of eastern Istria, in a quiet and attractive environment ideal for family living or tourist rental, a modern single-storey house in the Roh-Bau (unfinished) phase is for sale.

The house has a total area of 117 m<sup>2</sup> and is designed so that the entrance hall separates the sleeping area with two bedrooms and two bathrooms from the living area, which includes a kitchen, living room, and dining room in an open-plan modern concept. From the living area there is access to a covered terrace and a swimming pool with sunbathing area. Modern and excellently laid out, the house offers comfort and a contemporary look, while large glass walls provide plenty of natural light and a beautiful connection with the outdoor space.

The 485 m<sup>2</sup> garden provides parking space, landscaped green areas, and a 35 m<sup>2</sup> swimming pool with sun deck.

An excellent opportunity to purchase a house at this stage, allowing you to complete and furnish it according to your own wishes and needs. Thanks to its proximity to the sea, the property is ideal for tourist rental, while the closeness to Pula also allows year-round living with all necessary amenities nearby.

ID CODE: 2003-990

Built: 2026

**Common**

Bedrooms:	2
Bathrooms:	2
Finished sq. ft.:	117 sq m
Lot Size:	485 sq m

**Room details**

Total rooms:	3
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**Building details**

Parking:	Yes
Outdoor Amenities:	Pool
Number of Floors:	2

**Lease terms**

Date Available:	
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**Additional information**

Website URL:	<a href="http://www.arkadia.com/ZNYK-T103310/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM">http://www.arkadia.com/ZNYK-T103310/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM</a>
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**Contact information**

IMLIX ID:	649079
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