



## Rovinj, surroundings, ideal building land for new projects



### Информация об агенте

|                    |                                                                                                  |
|--------------------|--------------------------------------------------------------------------------------------------|
| Название:          | ArKadia                                                                                          |
| Название компании: |                                                                                                  |
| Страна:            | Великобритания                                                                                   |
| Телефон:           |                                                                                                  |
| Languages:         | Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish |

### Детали объявления

|               |                |
|---------------|----------------|
| Недвижимость: | На продажу     |
| Цена:         | USD 319,127.84 |

### Местоположение

|            |                                            |
|------------|--------------------------------------------|
| Страна:    | Хорватия                                   |
| Область:   | Istria                                     |
| Город:     | Ровинь                                     |
| Добавлено: | 18.09.2026                                 |
| Описание:  |                                            |
| Location:  | Istarska županija, Rovinj, Rovinjsko Selo. |

This prime building land in Rovinjsko Selo offers a clear and ready foundation for residential development under established urban planning guidelines (UPU). Classified for family-type construction, the parcel permits a standalone property with up to three residential units, making it versatile for various development goals.

The site allows for a spacious design with a maximum building footprint of up to 385 square meters and a maximum height of 8.5 meters. The zoning parameters support a layout across four levels, including a basement, ground floor or semi-basement, first floor, and attic. Standard setback rules apply, requiring the structure to be placed at least 5.0 meters from the street boundary and 3.0 meters from neighboring property lines.

Key utility corridors—including water supply, sewage, storm drainage, and electricity—are located on or adjacent to the čestica, ensuring smooth integration during the architectural planning process. This plot is an ideal investment for building a luxury family villa, a vacation rental, or a multi-unit apartment building.

ID CODE: 1054-23

### Общие

|                |           |
|----------------|-----------|
| ГОТОВЫЕ КВ.М.: | 1300 кв м |
|----------------|-----------|



## Lease terms

Date Available:

## Дополнительная информация

URL вебсайта:

[http://www.arkadia.com/ZNYK-T104702/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/ZNYK-T104702/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## Contact information

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