



STANZIA GLAVICA



Poreč,
January 2, 2022

ABOUT THE PROJECT

- The "Stanzia Glavica" project is a future closed-type residential complex located in an isolated position in the heart of Istria, not far from the town of Pazin, and in the immediate vicinity of the town Sv. Petar u Šumi and the Lim bay.
- Stancija Glavica is planned as a unique complex consisting of luxurious holiday villas, business facilities, a sports and recreation zone and various additional facilities that will make your stay in the settlement as pleasant and fulfilling as possible. Each property within the residential complex can be sold separately.

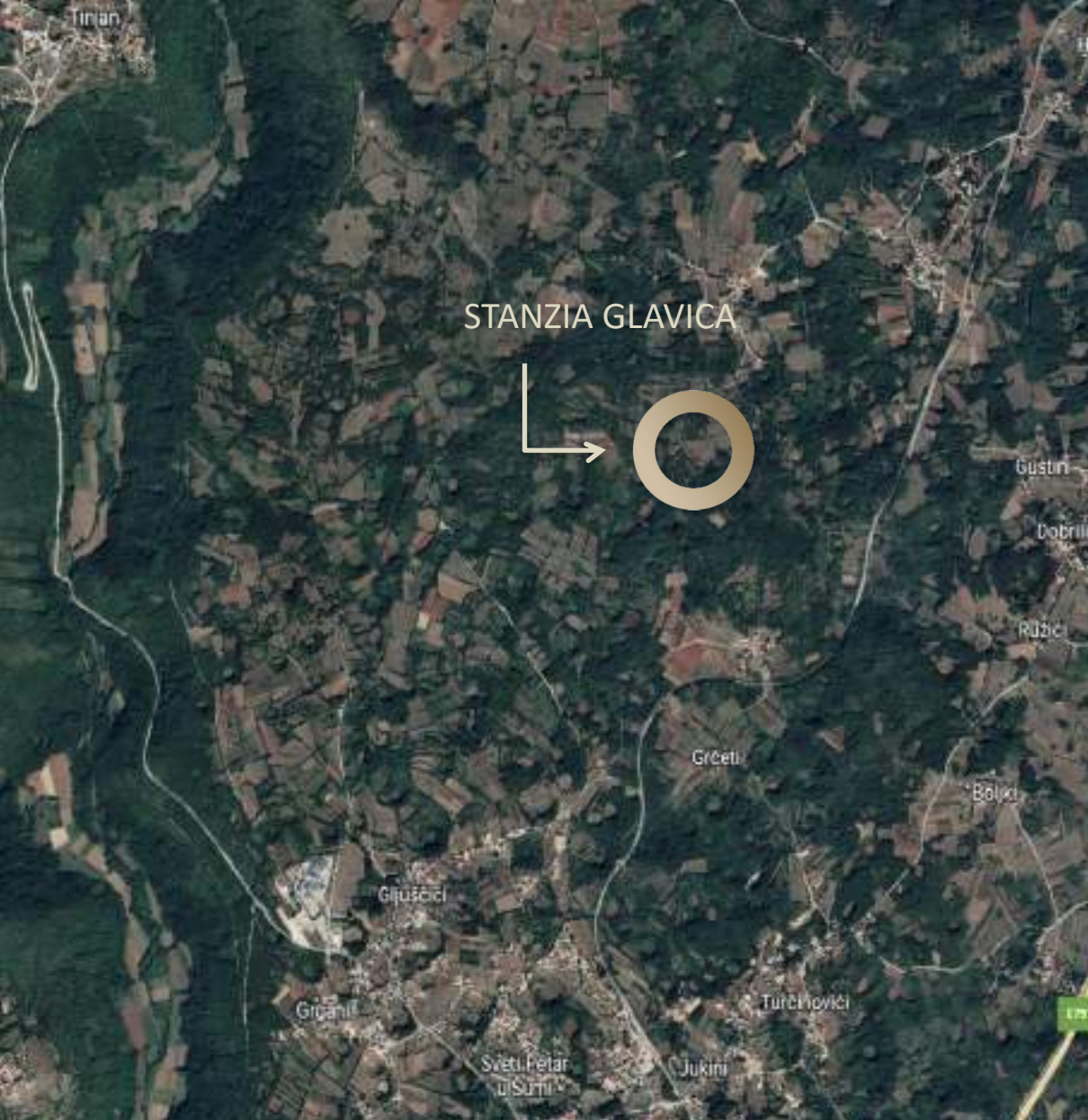
PLANNED CONSTRUCTION IN A RESIDENTIAL SETTLEMENT

- 22 villas of 200-300 m² gross area with swimming pool, on 750 - 1,600 m² land area
- 3 commercial and residential buildings with an area of 350 - 400 m² (ground floor areas for sports, recreation and wine bars, wellness spa center and fitness club)
- Sports and recreation areas (golf practice area, tennis courts, basketball and volleyball fields)
- In the commercial and residential buildings, there will be a reception, a shop, a restaurant and two apartments on the first floor of each building. • The total area of the land is 53,534.00 m²

Price: on request

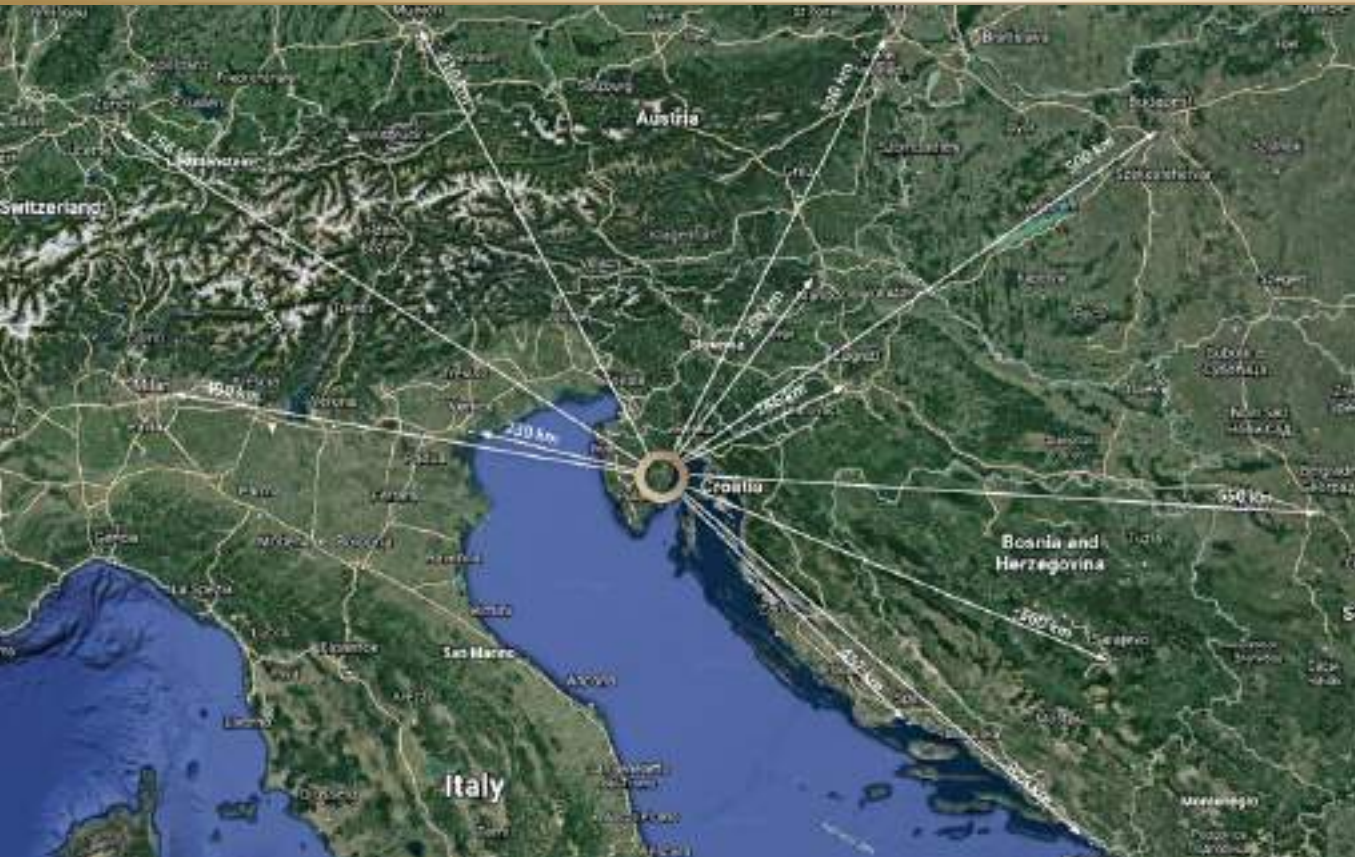
SATELLITE IMAGE - MACROLOCATION





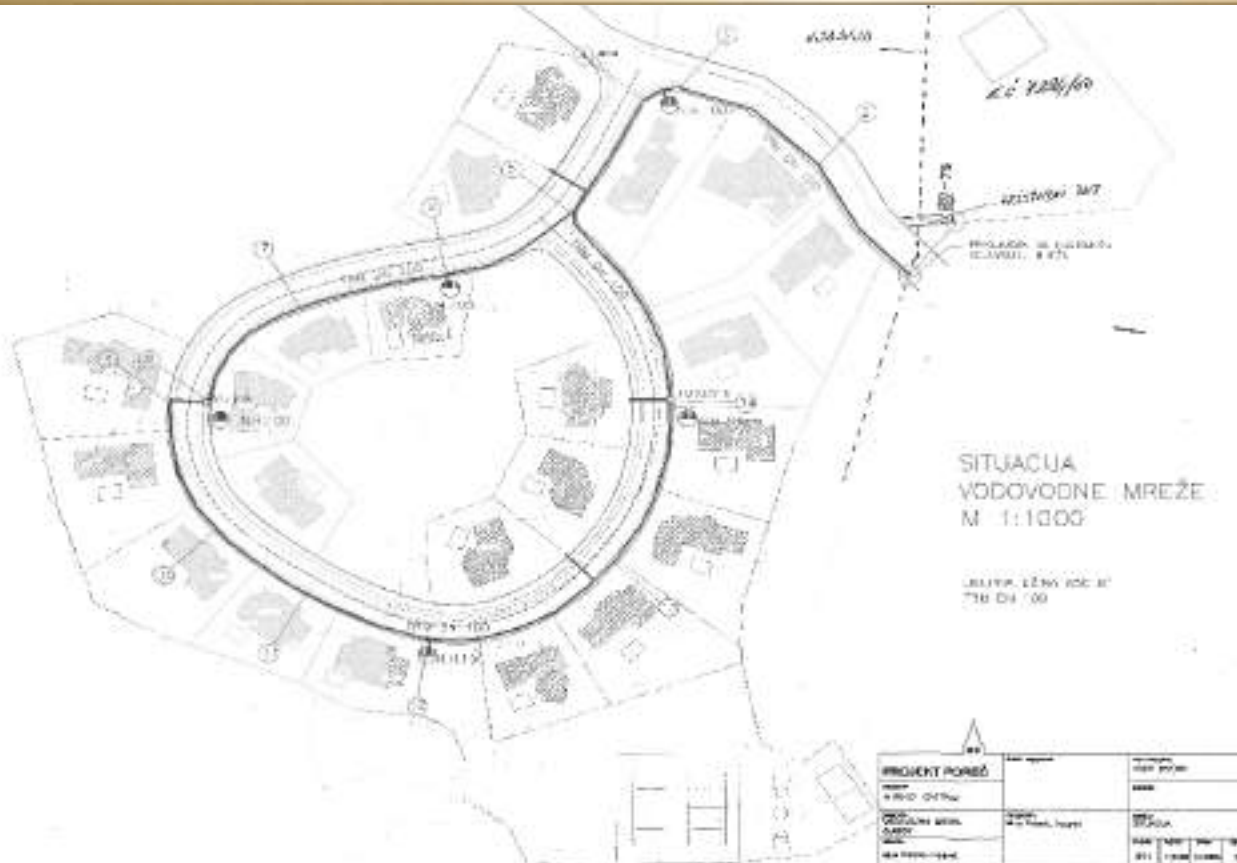
Orthophoto of the specific area

STANZIA GLAVICA IN RELATION TO THE MAIN ROADS



Stanzia Glavica in relation to the main roads

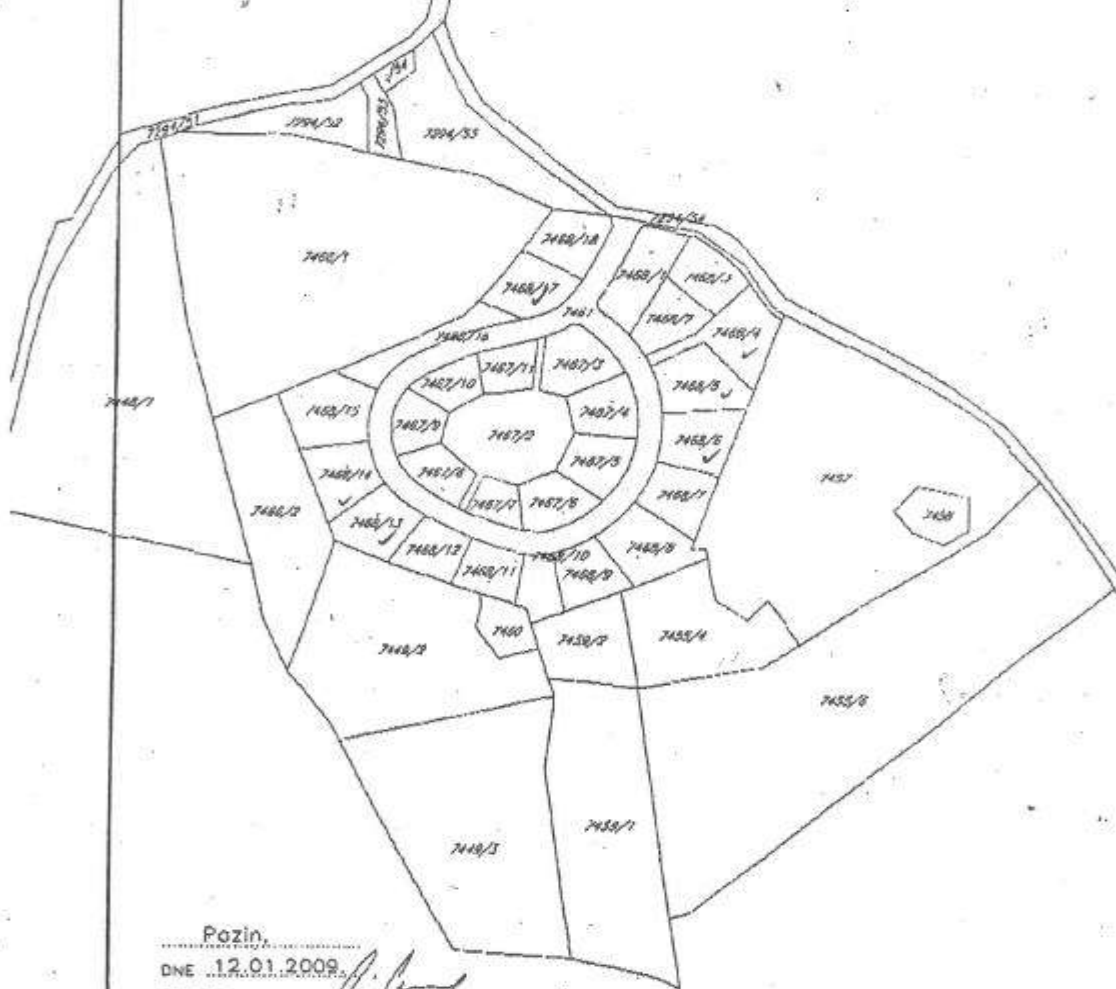
INFRASTRUCTURE AND POSITION OF THE BUILDINGS



Infrastructure and position of the buildings

KOPIJA KATASTARSKOG PLANA

MJERILO 1: 2880



Pozin,
DNE 12.01.2009.
IZRADIO *[Signature]*

Cadastral parcels

COUNTRY CLUB RESORT & SPA



Country club resort & spa

CONCEPTUAL PROPOSAL OF THE VILLAS



Conceptual proposal
of the villas

CONCEPTUAL PROPOSAL OF THE VILLAS



CONCEPTUAL PROPOSAL OF THE VILLAS



CONCEPTUAL PROPOSAL OF THE VILLAS



STANZIA GLAVICA - SURROUNDING NATURE



STANZIA GLAVICA - SURROUNDING NATURE





Thanks for your attention.