

## ISTRA, OPRTALJ - Kamena kuća za adaptaciju, Oprtalj, House



### Seller Info

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Company Name: DUX NEKRETNINE d.o.o.  
Service Type: Selling and renting  
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About us: Dux nekretnine agency operates with the aim of raising the quality of real estate brokerage to a higher level of professionalism and mutual satisfaction of the parties with which it cooperates. How do we do that? We approach each client humanely and professionally in order to facilitate one of the biggest and most important decisions in life - buying real estate. Our offer includes a wide range of high quality and very attractive properties in the Kvarner, Istria, islands and wider surroundings in order to satisfy the refined tastes of our longtime customers. The buying and selling process takes place at the highest level of quality with our reliability and commitment to each individual client. Our job is not done until we see a smile on the faces of clients. And even then because we like to stay in touch

even after the contract is signed  
- because our mission is more  
than just a job.

## Listing details

### Common

Title:	ISTRA, OPRTALJ - Kamena kuća za adaptaciju
Property for:	Sale
House type:	in sequence
Property area:	80 m <sup>2</sup>
Lot Size:	1658 m <sup>2</sup>
Bedrooms:	3
Price:	105,000.00 €
Updated:	Nov 07, 2024

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Oprtalj
City area:	Oprtalj
ZIP code:	52428

### Permits

Ownership certificate:	yes
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### Description

Description:	<p>ISTRIA, OPRTALJ - Stone house for adaptation Oprtalj is an Istrian town located on a hill that can be reached from the direction of Motovun via a narrow plateau on the south side. At one time, Oprtalj was a fortress surrounded by walls on which houses were built, among which the former city gates also spring. In front of the door is a large Venetian loggia with a lapidary, and next to it on the high ramparts is a plateau from which the view reaches all the way to the sea. This area is extremely famous for truffles, as well as for good olive oil and wines. Livade, a place within the municipality of Oprtalj, is also called the 'World Center of Truffles', since white and black truffles thrive here, especially along the Mirna River and the Motovun Forest, while at the source of the medicinal water of St. Stjepan, at the foot of the 85-meter high rock, where the nearby Istrian Spa was built. A stone Istrian house with a floor plan of 80 m<sup>2</sup> is for sale not far from the fairytale town of Oprtlje. It consists of a ground floor and attic. The house needs complete renovation, but the condition of the stone walls is excellent and it is possible to preserve them completely. The house is the last in the row, and is located on the edge of a small and quiet settlement. An asphalted road leads to the house itself, and the electricity and water connections are located in the immediate vicinity of the building. The yard of the house has an area of 1658m<sup>2</sup>. There are</p>
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several typical Istrian stone buildings in the area, and the location offers a very nice view of Oprtalj and its surroundings, and the green hills of northwestern Istria. 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) ID CODE: 22982

### **Additional contact info**

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