

## ISTRA, PAZIN - Prekrasna kuća za odmor s bazenom nedaleko grada, Pazin, House



### Seller Info

Name: Agencija Dux nekretnine  
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First Name: Agencija  
Last Name: Dux nekretnine  
Company Name: DUX NEKRETNINE d.o.o.  
Service Type: Selling and renting  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Rijeka  
ZIP code: 51000  
Address: Tizianova 8  
Mobile: 385 91 480 8808  
Phone: 385 51 518 174  
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, PAZIN - Prekrasna kuća za odmor s bazenom nedaleko grada
Property for:	Sale
House type:	detached
Property area:	280 m <sup>2</sup>
Lot Size:	452 m <sup>2</sup>
Bedrooms:	4
Bathrooms:	1
Price:	500,000.00 €
Updated:	Jun 28, 2024

### Condition

Built:	2015
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### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Pazin
City area:	Stari Pazin
ZIP code:	52000

### Permits

Ownership certificate:	yes
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### Additional information

Energy efficiency:	C
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### Parking

Garage:	yes
Number of parking spaces:	3
Covered parking space:	yes

## Description

Description:

ISTRIA, PAZIN - A beautiful holiday home with a swimming pool near the town Pazin - the unavoidable heart of Istria and the seat of the Istrian County. Pazin is a place where the residents are very enterprising and hardworking. It is a safe and open city on a human scale, an educational and cultural center that preserves the Istrian identity and its traditions. It is a place where life takes place with equal intensity in summer and winter. Only a few minutes' drive from Pazin is this beautiful villa with a swimming pool, whose area of 280 m<sup>2</sup> extends through the basement, ground floor and first floor. **BASEMENT:** It consists of a corridor, a toilet, a huge playroom for enjoying games and a gym for athletes. The gym has a garage door so it can be converted into a garage. **GROUND FLOOR:** It consists of a hallway, kitchen, dining room and living room united in one room, a toilet and a storage area of 30 m<sup>2</sup>. The ground floor leads to a covered terrace, which is ideal for resting and enjoying the fresh air. On the ground floor there is also a summer kitchen, which is part of the house and has access to the outside yard. **1ST FLOOR:** There are 3 bedrooms and a bathroom on the first floor. The rooms have access to a common balcony with a view of the greenery. On the spacious garden of 452 m<sup>2</sup>, there is a beautiful pool of 24 m<sup>2</sup> lined with foil, children's facilities and planted plants. 2 covered parking spaces are reserved for cars next to the house itself. The house is located in an extremely quiet location, and Pazin and all amenities are a few minutes' drive away, so this is an ideal house for family life or for the continuation of an already well-established tourist rental business. Dear clients, the agency commission is charged in accordance with the General Terms and Conditions: <http://www.dux-nekretnine.hr/opci-uvjeti-poslovanja> ID CODE: 22396

## Additional contact info

Reference Number: 509034

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