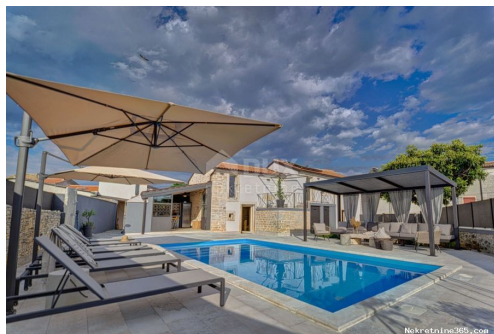


ISTRA, KANFANAR - Šarmantna vila u središtu Istre, Kanfanar, House



Seller Info

Name: Agencija Dux nekretnine
E-mail: info@dux-nekretnine.hr
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, KANFANAR - Šarmantna vila u središtu Istre
Property for:	Sale
House type:	semi-detached
Property area:	136 m ²
Lot Size:	350 m ²
Bedrooms:	10
Bathrooms:	3
Price:	600,000.00 €
Updated:	Jun 30, 2024

Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Kanfamar
City area:	Kanfamar
ZIP code:	52352

Parking

Number of parking spaces:	2
---------------------------	---

Description

Description:	<p>ISTRIA, KANFANAR - Charming villa in the center of Istria Rarely in the Kanfanar region is rich in cultural and historical monuments. Perhaps the most important archaeological site is the cave of St. Romuald, the site of the remains of Homo sapiens fossilis, a Paleolithic hunter, and remains belonging to the Neanderthals. Among the many forts, it is worth mentioning Karaštak, Škrbuštak, Morozola, Sv. Martin, the garden of St. Jakov and many others, and a special place among prehistoric sites is occupied by the Bronze Age tumulus Maklavun. Although a handful of important historical sites can be found in this area, the central place is occupied by the remains of medieval Dvigrad, which gladly accepts its visitors and returns them to the 17th century. The abundance of local products, delicious cuisine with several high-ranking restaurants and family taverns is one of the most important locations in Istria. Every year more and more tourists choose the Kanfanar area as an ideal place for their vacation and enjoyment. In a small picturesque place near Kanfanar, we are selling an exceptional, completely renovated old villa with a swimming pool. This beautiful indigenous villa conquers at first sight with a combination of tradition - stone and</p>
--------------	--

wood and modern design with straight and clean lines. It was completely renovated in 2017 and consists of ground floor and first floor. The entrance to the ground floor will enchant you with its fullness and yet the simplicity of a beautiful airy space that combines a fully equipped kitchen, dining room and living room. There is also one of a total of three bedrooms with private bathroom and access to the beach pool. Upstairs are the remaining two bedrooms, beautifully decorated with great attention to detail, comfortable, also with private bathrooms. The first floor leads to the outdoor terrace which offers a beautiful view of the surrounding landscape and the sea. In total, the house has 136 m² of living space, and the issue of heating and cooling has been resolved with air conditioning and underfloor heating in all bathrooms. Below the house there is a beautiful auxiliary building of 20 m² with kitchen and dining table with direct views of the pool. The garden offers complete privacy and peace, is fenced with an automatic gate at the entrance and decorated and maintained. It is 350 m² in size and has a beautiful swimming pool of 32 m² with salt water. Next to the pool there is a covered lounge area for rest, enjoyment and relaxation in complete peace and quiet. The house has a well-established tourist rental business that the new owner has the opportunity to take over and achieve a quick return on investment and therefore represents a good investment opportunity. Dear clients, the agency commission is charged in accordance with the General Terms and Conditions:
www.dux-nekretnine.hr/opci-uvjeti-poslovanja ID CODE: 23711

Additional contact info

Reference Number: 514592
Agency ref id: 23711