

Istra, Barbariga, šarmantna kuća sa bazenom, saunom i jacuzzijem, 800 m od plaže, tri spavaće sobe, Vodnjan, House



Seller Info

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About us: Weiba Immobilienmanagement

is a German company based in the mountain town of Freiberg in Germany. We have more than 20 years of experience in buying, selling and managing real estate. This competence, as well as clients' interest in investing capital in the real estate market in Croatia, led to the desire for growth and the need for direct access and participation in the local market in Croatia.

With the founding of the Weiba Adria agency, a Croatian branch based in Vodnjan/Istria, we decided to use all the advantages of both markets. The focus is always on the goals of providing high-quality offers and comprehensive support in the sale, purchase

and rental of acquired real estate. Our team consists of trained and licensed agents who speak Croatian and German as their mother tongue. Our goal is to provide professional service and the necessary legal support. We accompany every step from the purchase to the leasing of real estate. Our vision is to enable the customer a special and unforgettable experience in the process of searching, finding and buying real estate. We offer support at every step of the purchase and a full service from a single source. In addition to the purchase or sale of all types of real estate, our offer also includes additional services tailored to each client according to their needs.

Listing details

Common

Title:	Istra, Barbariga, šarmantna kuća sa bazenom, saunom i jacuzzijem, 800 m od plaže, tri spavaće sobe
Property for:	Sale
House type:	detached
Property area:	140 m ²
Lot Size:	446 m ²
Bedrooms:	8
Bathrooms:	3
Price:	499,000.00 €
Updated:	Sep 18, 2023

Condition

Built:	2012
Last renovation:	2022

Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Vodnjan

ZIP code: 52215

Permits

Location permit: yes
Ownership certificate: yes



Additional information

Energy efficiency: B

Parking

Number of parking spaces: 2

Description

Description:

For sale is a charming house of 140 m² that combines traditional Istrian style with all the conveniences of modern living. This one-story house is located on a plot of 446 m² and is only 800 meters from the first beach. The house is located in the small tourist village of Barbariga, on the west coast of the Istrian peninsula, halfway between Rovinj and Pula. Surrounded by olive groves and untouched nature. Small, hidden natural beaches, washed by clear water, provide a feeling of freedom, privacy and intimacy. The house was built in 2012 and renovated in 2022. It consists of a spacious living room with a fireplace for heating, a fully equipped kitchen with a dining room, three bedrooms, each with its own bathroom and air conditioning. The living room leads to a beautiful terrace where there is also a summer kitchen with a fireplace. There is also a 24 m² swimming pool in the garden, which can be heated using a heat pump. Additional luxury is provided by the modern sauna and jacuzzi, which are also located outside the villa. The yard is fenced and landscaped, there is also a small children's playground, two parking spaces, several olive trees. The garden also offers a view of the sea. A beautiful holiday home near the beach and all necessary facilities or as a property for investment purposes; the current owner successfully rents out during the summer season. Distance from restaurants and shops - 500 - 750 m Distance from the first larger town (bank, post office, kindergarten, supermarket...) - 12 km - town of Vodnjan Distance from the charming fishing village of Fažana - 10 km Distance from the city of Pula - 20 km Barbariga is a small village in Istria County in Croatia. It was located on the west coast of the Istrian peninsula near Cape Barbariga or Punta Cissana. The coast is indented and offers several pebble beaches in smaller bays with extremely clean sea, and there are also several beach bars next to the beaches. It is surrounded by untouched nature and numerous olive groves. The surroundings of Barbariga are ideal for cyclists, lovers of nature and active vacations, and in addition to numerous bicycle paths, trips to nearby rural

households are also offered, where you can taste some of the original Istrian specialties. Rovinj and Pula are only twenty kilometers away. ID CODE: 83

Additional contact info

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