

## Središnja Istra, predivna kuća sa tri stambene jedinice, Sveti Petar U Šumi, House



### Seller Info

Name: Agencija Diamond Realestate  
First Name: Agencija  
Last Name: Diamond Realestate  
Company Name: Diamond Real Estate d.o.o.  
Service Type: Selling and renting  
Website: <https://diamond-realestate.hr/>  
Country: Croatia  
Region: Istarska županija  
City: Poreč  
City area: Poreč  
ZIP code: 52440  
Address: Partizanska 5a, Dom Obrtnika,  
1.kat  
Mobile: +385 52 210 824  
Phone: +385 52 210 824  
About us: Diamond Real Estate  
Partizanska 5a, Dom Obrtnika,  
1.kat,  
52440 Poreč

### Listing details

#### Common

Title: Središnja Istra, predivna kuća sa tri stambene jedinice  
Property for: Sale  
House type: detached  
Property area: 185 m<sup>2</sup>  
Lot Size: 1216 m<sup>2</sup>  
Bedrooms: 11  
Bathrooms: 3  
Price: 850,000.00 €  
Updated: Apr 16, 2024

#### Condition

Built: 2012

#### Location

Country: Croatia  
State/Region/Province: Istarska županija  
City: Sveti Petar U Šumi

City area: Sveti Petar u Šumi  
ZIP code: 52404

## Permits

Building permit: yes

## Additional information

Energy efficiency: In preparation



## Parking

Garage: yes

Covered parking space: yes

## Description

Description:

Central Istria, a beautiful villa with three residential units in a quiet location. In a quiet place near the very heart of Istria, we are selling a beautiful villa with a total area of 239m<sup>2</sup> on a spacious plot with a total area of 1521m<sup>2</sup>. The house has a main entrance and as soon as you enter the corridor, there are three separate entrances to the apartments. The first floor consists of two bedrooms, a bathroom, a toilet, a kitchen connected to the living room and access to a spacious covered terrace with access to the swimming pool, sunbathing area and a large summer kitchen. Also on the first floor there is another apartment in which there is a kitchen connected to the living room, three bedrooms, one of which has a terrace overlooking nature, a bathroom and a storage room. On the outside, there is a garage with an entrance to the house that connects to the main hallway, and there is also a storage room above the garage in the attic. The hallway connects to the basement of the house, where there is a living room connected to the kitchen, two bedrooms, a bathroom and a storage room. The property consists of three apartments that can be used separately, but it is also possible to use them as a unit. The house was built in 2012, and the pool was completely renovated in 2022. The issue of heating and cooling was solved by installing an air conditioner and a stove that is heated by pellets and wood. The villa also has solar panels for hot water and an irrigation tank. The property has a well-established tourism business and offers future owners the continuation of work. This property is a complete tourist investment and will pay you back in a short time. ID CODE: 2005-170

## Additional contact info

Reference Number: 518571

Agency ref id: 2005-170

Contact phone: 052210824