

## Šarmantna kamena kuća u Vodnjanu s prekrasnim pogledima, Vodnjan, House



### Seller Info

Name: Dogma Nekretnine  
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Last Name: Nekretnine  
Company Name: Dogma nekretnine d.o.o.  
Service Type: Selling and renting  
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About us: DOGMA nekretnine d.o.o. is an experienced and licensed agency specializing in real estate. We have been present in this business for more than 20 years - from a small agency with only two employees through many years of work and effort, we have grown into a company with over 80 employees. In that period, with our work and attitude towards clients and business, we became the leading agency in the Primorje-Gorski Kotar County and the leading in Croatia. The Agency currently operates at the following locations: headquarters in Rijeka, F. la Guardia.6, branch office within the Tower Center Rijeka, J.P.Kamova 81a (4th floor), branch office in Opatija, Maršala Tita 97, branch office in Labin, Ulica Slobode 3; branch office in Umag, Joakima Rakovca 4, branch office in Pula, Anticova 5 and in Zagreb,

Ulica grada Vukovara 284  
(Almeria building D). Our  
teams are at your disposal in all  
locations!

## Listing details

### Common

Title:	Šarmantna kamena kuća u Vodnjanu s prekrasnim pogledima
Property for:	Sale
House type:	in sequence
Property area:	120 m <sup>2</sup>
Number of Floors:	3
Bedrooms:	7
Bathrooms:	1
Price:	125,000.00 €
Updated:	Apr 15, 2024

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Vodnjan
City area:	Vodnjan
ZIP code:	52215

### Permits

Ownership certificate:	yes
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### Description

Description:	<p>We present this beautiful stone house located in the heart of Vodnjan, an ideal opportunity for lovers of Istrian architecture and authentic life in Istria. This magical house consists of four floors, that is, the ground floor and three floors, with a total of 120 m<sup>2</sup> of space for decorating according to your wishes and needs. The ground floor offers a spacious entrance hall and two taverns, ideal for different purposes. On the first floor there is a comfortable kitchen, a spacious bedroom and a modern bathroom. The terrace with a traditional Istrian šterna adds extra charm to the house - a perfect place to enjoy your morning coffee or relax in the evening. The second floor of the house offers two bright bedrooms, providing enough privacy for you and your guests. The third floor is a high loft that exudes rustic charm, with wooden boards, beams and beams. From every floor there is a spectacular view of the sea, the church of St. Blaž and the picturesque roofs of Vodnjan. The communication between the floors is decorated with wooden stairs located in the central part of the house. The floor plan of the house is 33 m<sup>2</sup>, and the mezzanine structure is made of wood. The roof has been restored to ensure durability. The windows will need replacement to improve the energy efficiency</p>
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and aesthetics of the home. The key advantage of this location is the excellent availability of a public parking lot, which is only 50 meters away, as well as all important facilities, including shops, restaurants and cafes, a school, a kindergarten are located in the immediate vicinity, making your everyday life simple and pleasant. This stone house in Vodnjan offers an incredible opportunity to create your own Istrian paradise. Its authentic charm, history and wonderful view make it an ideal place for a family home or a luxury cottage. Refresh this house with your personal style and enjoy life in one of the most charming towns in Istria. Don't miss this opportunity and contact us today to learn more about this unique home. I am available for all inquiries and viewing of the property: Contact: - Jenny Pančić +385 98 958 4848 / jenny.panic@dogma-nekretnine.com ID CODE: IS1509444

### Additional contact info

Reference Number: 533781  
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