

## ISTRA, SOVINJAK - Kuća s bazenom i predivnim pogledom, Buzet, 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  
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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,SOVINJAK - Kuća s bazenom i predivnim pogledom
Property for:	Sale
House type:	detached
Property area:	161 m <sup>2</sup>
Lot Size:	795 m <sup>2</sup>
Bedrooms:	4
Bathrooms:	4
Price:	395,000.00 €
Updated:	Nov 17, 2024

### Condition

Newbuild:	yes
Built:	2024

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Buzet
City area:	Sovinjak
ZIP code:	52420

### Permits

Ownership certificate:	yes
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### Additional information

Energy efficiency:	A+
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### Parking

Number of parking spaces:	2
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### Description

Description:	ISTRIA, SOVINJAK - House with swimming pool and a wonderful view Buzet, a
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small town on a velvety hill, surrounded by mighty stone walls and seasoned with divine autochthonous Istrian gastronomy. It is widely known as the city of truffles, whose hunting grounds are located right in the forests of the Mirna River valley. One of the most valuable features of this region is certainly its untouched nature. Beautiful natural landscapes that merge coastal and mountain landscape with numerous hills and the valley of the Mirna river give rise to unique views. The area of Buzeština is located in the northernmost inland part of Istria, in the area between three large city centers: Rijeka, Trieste and Pula. The area is very diverse, from 10 m to over 1000 m above sea level. Buzet, together with the surrounding area, known as Buzeština, covers 165 km<sup>2</sup>. This beautiful house located on a hill not far from Buzet and surrounded by greenery is designed with an open space consisting of a living room with a dining room and a kitchen with a view of the pool and one bedroom and bathroom and a guest toilet on the ground floor. On the first floor of the house there are two bedrooms, each of which has its own bathroom, and the master bedroom has its own covered terrace with a beautiful view of the natural greenery. The property has a garden of 795 m<sup>2</sup> in which there is a swimming pool of 32 m<sup>2</sup> with an outdoor shower and 2 parking spaces at the very entrance, and considering the size of the garden, it is possible to create additional facilities such as a summer kitchen, a children's playground. It is possible to equip the pool with a water heating system for an additional fee in order to extend the period of use until well into autumn. The price of the property includes underfloor heating and air conditioning for heating and cooling. The house is sold on a turnkey basis with landscaped horticulture throughout the garden. The purchase is from the project of a well-known investor, and the expected completion date is 2024. Ideal property for family life or tourist rental. Dear clients, the agency commission is charged in accordance with the General Business Conditions [www.dux-nekretnine.hr/opci-uvjeti-poslovanja](http://www.dux-nekretnine.hr/opci-uvjeti-poslovanja) ID CODE: 26269

### Additional contact info

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