

## Brtonigla, novogradnja! Samostojeća kuća sa bazenom i velikom okućnicom! Brtonigla, 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  
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1.kat  
Mobile: +385 52 210 824  
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About us: Diamond Real Estate  
Partizanska 5a, Dom Obrtnika,  
1.kat,  
52440 Poreč

### Listing details

#### Common

Title: Brtonigla, novogradnja! Samostojeća kuća sa bazenom i velikom okućnicom!  
Property for: Sale  
House type: detached  
Property area: 108 m<sup>2</sup>  
Lot Size: 1650 m<sup>2</sup>  
Bedrooms: 4  
Bathrooms: 3  
Price: 550,000.00 €  
Updated: Apr 16, 2024

#### Condition

Built: 2024

#### Location

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

City area: Brtonigla  
ZIP code: 52474



## Permits

Building permit: yes

## Additional information

Energy efficiency: In preparation

## Description

Description: Novigrad, surroundings, Brtonigla In the nice Istrian town of Brtonigla, located a few minutes' drive from Novigrad, there is this modern detached house with a swimming pool! The total area of the house is 108 m<sup>2</sup>. It consists of a large living room with kitchen and dining room, hallway, technical room, bathroom and 3 bedrooms, two of which have their own bathrooms. From the living room there is a covered terrace with access to a beautiful swimming pool, a sun deck and a large landscaped garden of 1,650 m<sup>2</sup>. The house is built from high-quality materials with electric underfloor heating and cooling with 3 air conditioning units, whose working properties ensure maximum comfort and economy. The carpentry will be PVC with a three-layer stand. The facade will be thermally insulated with a thickness of 10 cm, and the floors throughout the apartment will be ceramic, except in the rooms where parquet or laminate will be installed. The price of the house includes VAT and refers to the turnkey phase - which includes a completely finished property without furniture. The planned completion of the works is summer 2024. This property is an excellent investment for anyone looking for a holiday home or residence close to all facilities. The house is located in a small and quiet Istrian village not far from Umag, Buje and Novigrad. Near the house there are numerous well-known restaurants, agritourisms, wineries, promenades, bicycle paths and various other facilities. Novigrad and the first beaches are a 10-minute easy drive away. ID CODE: 1027-792

## Additional contact info

Reference Number: 557371  
Agency ref id: 1027-792