

MODERNA KATNICA S BAZENOM, Svetvinčenat, House



Seller Info

Name: Dogma Nekretnine
First Name: Dogma
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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:	MODERNA KATNICA S BAZENOM
Property for:	Sale
House type:	detached
Property area:	160 m ²
Lot Size:	670 m ²
Number of Floors:	1
Bedrooms:	4
Bathrooms:	3
Price:	799,999.00 €
Updated:	Apr 15, 2024

Condition

Built: 2021.

Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Svetvinčenat
City area:	Svetvinčenat
ZIP code:	52342



Parking

Number of parking spaces:	4
Covered parking space:	yes

Description

Description: Only 15 minutes' drive from the sea, in the quiet and green surroundings of the Municipality of Svetvinčenat, there is a modern multi-storey house with a swimming pool. The living area of 160 m² extends over two floors with a large and well-kept garden and parking for at least 4 cars. On the ground floor there is a fully equipped kitchen (double ice-maker fridge, coffee machine, kettle, microwave, oven, dishwasher, smoothie maker, toaster...) In the extension, there is a dining room with a beautiful wooden table for 8 people, a storage room with a washing machine/dryer, and a guest toilet. The living room connected to the dining room is decorated with modern chesterfield furniture, a fireplace and Hi-Fi quality audio system Denon home cinema, and LED lighting that gives a special

atmosphere - carried throughout the entire lower floor. Underfloor heating and air conditioning devices are installed for optimal temperature and comfort at any time of the year. The view through the large glass walls that provide natural light and superior insulation of sound and heat, throws towards the outdoor area consisting of a covered terrace with luxury garden furniture, a Broil King grill and Bose speakers, a swimming pool decorated with a large sunbathing area and a place to relax, an outdoor shower and a beautiful green area complete with olive trees and palm trees. For fans of night swimming, the pool is equipped with night lighting. From the additional content, there is a basket for basketball, a trampoline and a slide for children, and a wooden house in which there is a gym, which can also be used as a storage room. The villa is surrounded by a beautiful green area with automatic grass sprinklers and automatic outdoor lighting. On the upper floor, there are three bedrooms that provide privacy and comfort to guests and their owners, and are equipped with TV and air conditioners, a desk, two bathrooms with underfloor heating (one of which is in the master bedroom) and a walk-in shower. . The master room is decorated with its own bathroom, walk-in closet and terrace. The villa has a 4* classification and a well-established tourist rental business. It has built-in video surveillance - surveillance AI in cloud. Nearby there is an elementary school, a shop and cafes. Close to the sea and Brijuni National Park - Fažana 14km, Pula 16km, Rovinj 25km Information about the building: New construction Permits and certificates: Ownership certificate, construction and use permit Other facilities and areas: yard/garden, barbecue, swimming pool, wooden house For any additional information and viewing of the property, please feel free to contact us in order to offer you a personalized approach and discreet service of finding properties according to your wishes and preferences. LORENA KOGEJ Licensed agent Mobile 091/738-7200 Telephone 052/639-276 lorena.kogej@dogma-nekretnine.com SANDRA MILETIĆ Licensed agent Mobile 091/988-5843 Telephone 052/639-276 sandra.miletic@dogma-nekretnine.com ID CODE: IS1511024

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