

Istra, Vodnjan - kuća 5 km od mora, Vodnjan, House



Seller Info

Name: Agencija Europartner
First Name: Agencija
Last Name: Europartner
Company Name: Europartner d.o.o.
Service Type: Selling
Additional Email: office@europartner.hr
Website: <https://www.europartner.hr>
Country: Croatia
Region: Istarska županija
City: Poreč
City area: Poreč
ZIP code: 52440
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About us: Europartner is a licensed real estate agency based in Istria in the town of Poreč, an active member of the Croatian Chamber of Commerce.

Our mission is to fulfill the wishes of our clients, we listen to what you tell us and we are focused on realizing your wishes, which helps us with our many years of experience and acquired market knowledge.

Our Real Estate Portfolio is the result of our work and desire to be among the best, and our satisfied clients are the crown of our profession.

Our business does not end with the signing of the contract, we are still available to our clients for all other jobs from the moment of purchase to carefree

move into the desired property.

We speak: Croatian, English,
German, Italian

We are enrolled in:

Directory of real estate agents
in the Republic of Croatia,
pursuant to Article 12,
paragraph 2 of the Law on Real
Estate Brokering (Official
Gazette 107/07)
Register of Real Estate Brokers
in the Republic of Croatia,
pursuant to Article 2 of the Law
on Real Estate Brokering
(Official Gazette 107/07)

EUROPARTNER d.o.o
Istarskog Razvoda 1, 52440
Poreč
OIB: 68770135089
MBS: 130003427
Share capital: 20.000,00 HRK
The competent court:
Commerical court Pazin

Listing details

Common

Title:	Istra, Vodnjan - kuća 5 km od mora
Property for:	Sale
House type:	detached
Property area:	161 m ²
Lot Size:	70 m ²
Bedrooms:	6
Bathrooms:	3
Price:	500,000.00 €
Updated:	Feb 02, 2024

Condition

Condition:	Newly adapted
Built:	1960

Location

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

Permits

Ownership certificate: yes



Additional information

Infrastructure: Water, Air conditioner, Sewage
Energy efficiency: In preparation

Description

Description: Istria, Vodnjan - house 5 km from the sea For sale is a beautiful detached house located in the heart of the town of Vodnjan, with a total area of 161 m2. This impressive property was built in 1960 but was thoroughly renovated a few years ago, with every detail carefully thought out to create a comfortable and functional home. The house extends through four levels: ground floor, mezzanine, first floor and attic. The ground floor of the house offers a spacious living room, a kitchen equipped with all modern facilities, a toilet and two courtyards. One of the courtyards provides access from the kitchen and is a relaxing corner, while the other courtyard, with access from the living room, offers a swimming pool ideal for refreshment and entertainment. On the mezzanine floor there is one of four spacious bedrooms, each with its own bathroom. The first floor of the house offers two smaller or children's rooms that share one bathroom, ideal for family life. At the very top of the house, on the last floor, there is an open space that can serve as an additional bedroom with its own bathroom or as a multipurpose space according to the needs of the new owners. The renovation of the house was carried out a few years ago with the involvement of an interior designer, resulting in modern and elegant spaces that exude warmth and comfort. It is especially important to point out that the house is located in the very center of Vodnjan, which allows easy access to all the city's facilities, while at the same time providing the privacy and comfort of a detached property. This particular house offers the added benefit of underfloor heating and air conditioning in each bedroom, ensuring a comfortable temperature all year round. Free public parking is available in front of the house, which makes parking easy and convenient for tenants and guests. This unique property in the center of Vodnjan is an ideal home for families looking for comfort, style and practicality in the heart of the city. Do

not miss the opportunity to own an oasis of peace and luxury in this charming Istrian town. Custom ID: DI-042 Energy class: U izradi Remark: Viewing the property is possible with the signing of the brokerage contract, which is the basis for further actions related to the purchase and sale, all in accordance with the Act on Brokerage in Real Estate Transactions. The agency commission is determined by the brokerage contract, and is payable after the conclusion of the sales contract.

Additional contact info

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Agency ref id: DI-042
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