

## ISTRA, CEROVLJE - Kamena kuća s panoramskim pogledom, Cerovlje, 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  
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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, CEROVLJE - Kamena kuća s panoramskim pogledom
Property for:	Sale
House type:	semi-detached
Property area:	196 m <sup>2</sup>
Lot Size:	3399 m <sup>2</sup>
Bedrooms:	5
Price:	150,000.00 €
Updated:	Jul 14, 2024

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Cerovlje
City area:	Cerovlje
ZIP code:	52402



### Permits

Ownership certificate:	yes
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### Additional information

Energy efficiency:	In preparation
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### Parking

Garage:	yes
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### Description

Description:	<p>ISTRIA, CEROVLJE - Stone house with a panoramic view Cerovlje is the central settlement of the spacious municipality of the same name, which stretches across the hilly landscape northeast of Pazin, and includes numerous hamlets and several larger rural settlements and covers an area of 107 km<sup>2</sup>. In this municipality there is the longest cave in Istria, an olive grove at the highest altitude and two castles, the Pazinčica flows through it, and along the valley of the river there is a railway, then a road and finally a highway. In this landscape of fairy-tale views, a stone house with a panoramic view is for sale. The autochthonous Istrian house is located on the edge of a picturesque stone village and offers complete peace and privacy. The house has a floor plan of approx. 40 m<sup>2</sup> extends through the ground floor, first floor, second floor and attic. The house has an electricity connection and a water</p>
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connection is located next to the building. Next to the house there is a garage with a floor plan area of approx. 33 m<sup>2</sup> and an auxiliary building with a floor plan area of approx. 43 m<sup>2</sup>. The stone lady and the accompanying buildings require restoration in order to shine in their full glory. Yard of approx. 385 m<sup>2</sup> is maintained and offers a panoramic view of the velvety hills and the surrounding area. Agricultural land with an area of 3.014 m<sup>2</sup> is 600 meters from the building. The combination of lush greenery and traditional Istrian architecture makes this property ideal for lovers of stone antiquities and nature with great potential for a peaceful family life or a lucrative rental business. Dear clients, the agency commission is charged in accordance with the General Terms and Conditions: [www.dux-nekretnine.hr/opci-uvjeti-poslovanja](http://www.dux-nekretnine.hr/opci-uvjeti-poslovanja) ID CODE: 28120

### Additional contact info

Reference Number: 572415  
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