

## ISTRA, PIĆAN - Istarska kamena kuća s bazenom, Pićan, 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  
Mobile: 385 91 480 8808  
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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, PIĆAN - Istarska kamena kuća s bazenom
Property for:	Sale
House type:	detached
Property area:	230 m <sup>2</sup>
Lot Size:	800 m <sup>2</sup>
Bedrooms:	7
Bathrooms:	3
Price:	550,000.00 €
Updated:	Oct 17, 2024

### Condition

Built: 1968

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Pićan
City area:	Pićan
ZIP code:	52332

### Permits

Ownership certificate: yes

### Additional information

Energy efficiency: In preparation



### Parking

Number of parking spaces: 3

### Description

Description: Pićan is a small centuries-old Istrian town with a rich material and cultural heritage. Pićan is a place on a hill with a beautiful view of the surrounding towns,

vineyards, olive groves and Učka. This Istrian town enchants all visitors with its beauty, and it is known, in addition to beautiful viewpoints and good wine, as well as many famous legends. The hiking trails of St. Rok and the trail of St. Šimun and the Sopot waterfall are well-known. Numerous manifestations are held, the most famous of which is LegendFest, the festival of legends, myths and folk tales of Istria. Tourism is increasingly developing in Pićno because guests have recognized the peace and untouched natural beauty of this area. It currently offers accommodation in villas and apartments for 500 people. Pićan is located halfway between two more famous towns in Istria, between Pazin and Labin. The nearest beach is about 15 km away. Right here in Pićan, a completely renovated house is for sale, which consists of a ground floor and a first floor with a total area of 230 m<sup>2</sup>. On the ground floor of the house there is a kitchen with a dining room, a spacious living room with a nice fireplace, a pantry and a toilet. The first floor is reached by a wooden staircase, where there are three bedrooms, each with its own bathroom. A fireplace and 3 inverter air conditioners are used for heating. PVC and wooden carpentry were installed. The yard covers 800 m<sup>2</sup>, where there is a summer kitchen with a barbecue and a swimming pool. Along with the house, the land behind the house is for sale of 200 m<sup>2</sup>, which has a plot of 90 m<sup>2</sup>. 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: 17854

### Additional contact info

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