

## ISTRA, SVETVINČENAT - Vila u izgradnji s bazenom, Svetvinčenat, House



### Seller Info

Name: Agencija Dux nekretnine  
E-mail: [info@dux-nekretnine.hr](mailto:info@dux-nekretnine.hr)  
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  
Phone: 385 51 518 174  
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, SVETVINČENAT - Vila u izgradnji s bazenom |
| Property for:  | Sale   |
| House type:    | detached   |
| Property area: | 125 m <sup>2</sup>                               |
| Lot Size:      | 400 m <sup>2</sup>                               |
| Bedrooms:      | 5  |
| Bathrooms:     | 2  |
| Price:         | 395,000.00 €                                     |
| Updated:       | Oct 20, 2024                                     |

### Condition

|        |      |
|--------|------|
| Built: | 2022 |
|--------|------|

### Location

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

### Permits

|                        |     |
|------------------------|-----|
| Ownership certificate: | yes |
|------------------------|-----|

### Additional information

|                    |                |
|--------------------|----------------|
| Energy efficiency: | In preparation |
|--------------------|----------------|

### Heating

|                  |     |
|------------------|-----|
| Central heating: | yes |
|------------------|-----|



### Parking

|                           |   |
|---------------------------|---|
| Number of parking spaces: | 2 |
|---------------------------|---|

## Description

Description:

The Renaissance town of Svetvinčenat is one of the Istrian gems with a rich tourist offer and numerous events that take place in the extremely attractive historical areas of this town. Savicenta is adorned with the Renaissance square "Placa" with the castle Morosini-Grimani, a symbol of the place and one of the most important fortresses of the Venetian army of that time in Istria. An important part of the cultural heritage of Svetvincenat are preserved and highly valued remains of wall frescoes located in the church of St. Vincent near the city cemetery and in the church of St. Catherine. This special town with a rich tradition, with its interesting and diverse programs, the most prominent of which are the Medieval Festival, the Cheese Festival and the Festival of Dance and Non-Verbal Theater, attracts many visitors every year. There is a villa under construction with 125m<sup>2</sup> of living space, On the ground floor there is a bedroom with en suite bathroom, toilet, kitchen and living room with access to a large covered terrace with summer kitchen and pool, Upstairs is a bedroom with en suite bathroom and covered terrace (possible change to the bedroom). The villa will have underfloor heating. The villa is specially fenced and has a garden and 2 parking spaces. 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: 14757

## Additional contact info

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