

## KUĆA ZA 1230 € PO m<sup>2</sup> NA SAMO 250 METARA OD MORA, Fažana,

### House



#### Seller Info

Name: Dogma Nekretnine  
First Name: Dogma  
Last Name: Nekretnine  
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:	KUĆA ZA 1230 € PO m <sup>2</sup> NA SAMO 250 METARA OD MORA
Property for:	Sale
House type:	detached
Property area:	488 m <sup>2</sup>
Lot Size:	1150 m <sup>2</sup>
Number of Floors:	2
Bedrooms:	15
Bathrooms:	5
Price:	600,000.00 €
Updated:	Apr 15, 2024

### Condition

Built:	1989
Last renovation:	2008

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Fažana
City area:	Fažana
ZIP code:	52212

### Permits

Building permit:	yes
Location permit:	yes
Ownership certificate:	yes



### Parking

Garage:	yes
Number of parking spaces:	7
Covered parking space:	yes

## Description

### Description:

Fažana is a beautiful small fishing village located in the southwest of Istria near the Brijuni National Park, and in recent years has been known as one of the top tourist destinations in Croatia, thus attracting a large number of visitors, and is also suitable for short-term investments. . And just within the Municipality of Fažana in the village Valbandon in a great location just 250 meters from the beautiful beaches is located this beautiful semi-detached house of 488 m2 with a spacious garden of 1150 m2. The house consists of five separate residential units, and offers the possibility of conversion into several more. The ground floor has a beautiful entrance hall, with entrance to a two bedroom apartment with kitchen and living room with exit to the terrace, hallway and bathroom, and another one bedroom apartment with kitchen, living room, bathroom and terrace with beautiful views of greenery, space provided for a tavern or sufficient area for a studio apartment with a terrace, and the entrance to the garage and one shared toilet. On the first floor there is a spacious apartment with two spacious bedrooms, hallway, bathroom, living room with beautiful spacious terrace, dining area and kitchen, one bedroom with bathroom, kitchen and separate terrace, and also space for a studio apartment with terrace . On the second floor there are also two residential units, one with two bedrooms, living room, bathroom and terrace, and the other with the same possibility with renovation. The house is located on a very large plot of 1150 m2, is very nicely geographically oriented, and the garden is meticulously maintained and contains a handful of various plants that adds a unique feeling of enjoyment in the building and a garden that provides a special flair and tranquility in a great location. The house has recently had a new roof, the carpentry is in solid condition, as well as electricity and water installations, and with partial refreshment it offers the possibility of making a large number of housing units. This property is a very attractive property in an irreplaceable location, and due to its unique size of living space and land offers future buyers a great opportunity to enjoy it in terms of family life due to the proximity of Pula and all amenities and beautiful beaches, and according to desire it offers the possibility of engaging in the catering business of renting the same, and a faster return on investment. ID CODE: 66873

## Additional contact info

Reference Number: 582482

Agency ref id: 66873