

Vižinada - useljiva kamena kuća, zadnja u nizu, Vižinada, House



Seller Info

Name: Unikat Immobilien
First Name: Unikat
Last Name: Immobilien
Company: UNIKAT IMMOBILIEN
Name: ISTRIEN d.o.o.
Service Type: Selling and renting
Website: <https://unikat-immobilien.com/>
Country: Croatia
Region: Istarska županija
City: Poreč
ZIP code: 52440
Address: Partizanska 6A
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About us:

Our real estate agency with many years of experience is mainly active on the west coast of Istria. In addition to a classic real estate offer (houses, villas, flats, apartments, land), you can also find a large range of turnkey construction projects with us.

We mediate in the purchase and sale of real estate, mediation of turnkey construction projects and support for these projects, obtaining the categorization for the rental of your property, transfer of the meters after a property purchase to the new owner.

Through our business partners we can offer: Creation of purchase contracts, preliminary contracts, translation of these contracts into your national language, tax advice and accounting.

Thanks to our extraordinary language skills (native German, Croatian and fluent English, spoken and written), we can provide you with comprehensible and detailed advice so you could benefit from our experience in the Istrian real estate market and in construction.

Listing details

Common

Title:	Vižinada - useljiva kamena kuća, zadnja u nizu
Property for:	Sale
House type:	in sequence
Property area:	134 m ²
Number of Floors:	3
Bedrooms:	4
Bathrooms:	1
Price:	200,000.00 €
Updated:	Mar 22, 2024

Condition

Built:	1800
Last renovation:	2014

Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Vižinada
City area:	Vižinada
ZIP code:	52447



Additional information

Energy efficiency:	In preparation
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Description

Description:	<p>Location of the house A beautiful old stone house in Vižinada, the last in a row, 15 km from the sea and 19 km from Poreč. The house is located on the outskirts and in a very quiet location with a view of the surrounding vineyards and forest.</p> <p>Layout of rooms The house has a ground floor, a first floor and an attic. On the ground floor, there is a common entrance area that the house shares with the neighboring house, which is owned by the municipality. This entrance area leads</p>
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to the kitchen with dining area, and from the kitchen there is a passage to a separate living room with a fireplace. Stairs lead from the kitchen to the first floor, where there are two bedrooms, one larger and one smaller, and a spacious bathroom. From the smaller bedroom, the next stairs lead to the attic. In the attic there is a smaller entrance hall and a larger room that is not currently being used, and which could be arranged as an additional bedroom. Heating and cooling Currently, the house is being heated by a combination of a wood-burning fireplace and air conditioning, in addition there is central heating that can be used in three ways of your choice, all of which are functional: 1. Water heating pipes are installed around the fireplace in the living room. 2. There is a heating oil tank in the garden house. 3. Heating can be electric. For cooling, there is an air conditioner upstairs. Garden and yard The house does not have its own garden, but it leases two plots owned by the municipality directly behind the house with a total of 240 m². In addition, there is a garden house included in the lease in the common yard. Additional information The entire house was renovated ten years ago, when a new roof with insulation was installed. The house is being sold furnished, but without personal items and without art paintings. ID CODE: 537

Additional contact info

Reference Number: 583097
Agency ref id: 537