

## Istra, Peroj - dvosoban stan plus potkrovlje, Vodnjan, Flat



### Seller Info

Name: Estate Istra  
First Name: Estate  
Last Name: Istra  
Company Name: Estate Istra - Pirun j.d.o.o.  
Service Type: Selling and renting  
Website: <https://www.estateistra.com>  
Country: Croatia  
Region: Istarska županija  
City: Pula  
ZIP code: 52100  
Address: Šijanska, 1/D  
Mobile: 00385914976328  
Phone: 00385912219218  
About us: ESTATE ISTRA is a company specializing in real estate in Istria. We have personally inspected each property and we will be your guide from the beginning to the end of the realization of your sale or lease.

What makes us different from other agencies?

### LOWEST PRICE

**GUARANTEE**-We guarantee the lowest prices for the same property on the market to our customers and tenants.

The contract between the property owner and ESTATE ISTRA will be concluded only if the property owner guarantees that ESTATE ISTRA has offered the best price for the property and that they will not offer a better price to any other agency or offer a better price on the property themselves than the one

published on the ESTATE  
ISTRA website.

**WE PERSONALLY CHECK  
AND INSPECT EVERY  
PROPERTY.** All of the  
properties have been personally  
inspected, carefully selected  
and photographed to ensure the  
appropriate standard, correct  
information, as well as accurate  
and updated descriptions.  
Working directly with property  
owners, we provide our clients  
with the best service and the  
highest standards.

**WE SPECIALITZE IN ISTRIA  
REAL ESTATE**

Unlike large agencies, we  
provide you with first-hand  
local information. Whether  
you're looking for a property or  
looking to sell or lease it,  
contact us – we've spent our  
whole lives here and we know  
the Istria area, as well as its  
offer and demand very well. If  
we don't offer a property you're  
looking for, we will find it for  
you.

**WE ARE YOUR GUIDE  
FROM THE BEGINNING TO  
THE END OF YOUR  
PROPERTY SALE OR LEASE**

We organize a legal service that  
handles all tasks for our clients  
related to register and  
ownership verification, legal  
document creation up to the  
submission of necessary  
documents for tax assessment,

and registration of ownership  
for the purchased property.  
Reg No.: Agent: 1/2022

## Listing details

### Common

Title: Istra, Peroj - dvosoban stan plus potkrovlje  
Property for: Sale  
Property area: 75.9 m<sup>2</sup>  
Bedrooms: 4  
Bathrooms: 1  
Price: 228,000.00 €  
Updated: Jul 08, 2024

### Condition

Built: 2010  
Condition: Kept

### Location

Country: Croatia  
State/Region/Province: Istarska županija  
City: Vodnjan  
City area: Peroj  
ZIP code: 52215

### Permits

Ownership certificate: yes  
Inspection certificate: yes



### Additional information

Infrastructure: Sewage, Electricity

### Heating

Heating type: air-conditioner

### Description

Description: Peroj two-room apartment plus attic We are selling a 75.9 m<sup>2</sup> apartment on the 2nd floor of a building in Peroj. The apartment consists of: kitchen with dining room and living room, 2 bedrooms, bathroom, storage room, terrace, built-in mobile stairs leading to the attic of the building, which can be another room, the

apartment has one parking space. Heating/cooling is with air conditioning, PVC joinery - electric shutter lifter. It is sold furnished. No burden. Quiet location. Peroj is a small fishing and farming village in Istria County in Croatia. It is located on the west coast of Istria, only a kilometer away from the coast and beautiful pebble beaches. Administratively, it belongs to the municipality of Vodnjan, from which it is 6 kilometers away. Peroj was a famous summer resort back in the days of the ancient Romans when it was called Praetoriolum (Casale Petriolo). After the plague in the 16th century, the place was abandoned until it was repopulated in the 17th century, when 13 Montenegrin families of the Orthodox faith came here. Today, about 800 inhabitants live in Peroj, most of whom are descendants of 13 Montenegrin families and who have kept their culture and customs to this day. Traditionally, they were engaged in agriculture, olive growing and wine growing, and fishing, however today tourism is rapidly developing, and friendly locals offer accommodation in quality and comfortable apartments, rooms and holiday houses. Long pebble beaches stretch along the entire coast of the town and are suitable for families with children. The sea is very clear and rich in fish, which, along with other Istrian specialties, you can taste in local taverns and restaurants. This property is ideal for family life or for tourist rental during the summer months, the sea is about 900 m away. Contact us!

### Additional contact info

Reference Number: 608430  
Agency ref id: 529  
Contact phone: +385 91 497 63 28