

## ISTRA, TINJAN - Kuća s bazenom na rubu naselja, Tinjan, 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:	ISTRJA, TINJAN - Kuća s bazenom na rubu naselja
Property for:	Sale
House type:	detached
Property area:	170 m <sup>2</sup>
Lot Size:	965 m <sup>2</sup>
Bedrooms:	5
Bathrooms:	3
Price:	510,000.00 €
Updated:	Jul 09, 2024

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Tinjan
City area:	Tinjan
ZIP code:	52444



### Permits

Building permit:	yes
Ownership certificate:	yes

### Additional information

Energy efficiency:	In preparation
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### Description

Description:	<p>ISTRIA, TINJAN - House with a swimming pool on the edge of the village The city was once surrounded by ramparts and towers, today it is a place with a very pronounced charm, where tradition and history are proudly expressed. Tinjan is located above the eternally green Draga, whose beauty we can enjoy from the Tinjan viewpoint under the old ladons. The municipality of Tinjan covers an area of 53.94 km<sup>2</sup> and there are 8 settlements within the municipality. Surrounded by greenery in a gentle neighborhood not far from Tinjan, a house with a swimming pool is for sale on the edge of the village. In addition to the microlocation, the property is characterized by the quality of the construction, which guarantees long-term satisfaction and quality of housing. The house with a timeless design, partially covered with stone, blends in shape and color with the village and the landscape. It was conceived as one residential unit that extends over two tastefully decorated and quality equipped floors that exude elegance. On the ground floor</p>
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there is a kitchen, dining room and living room with access to a covered terrace, two bedrooms with private bathrooms and a guest toilet. The first floor consists of two bedrooms, a bathroom and a terrace. The fenced yard is full of greenery and Mediterranean plants, and the perfect harmony is rounded off by a 22 m<sup>2</sup> pool with a sun deck. The excellent location and spatial organization of the interior and exterior of this impeccable property provides an opportunity for a comfortable family life or an investment investment in a tourist rental business. The seller of the property in question is a legal entity. 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: 30756

### Additional contact info

Reference Number: 611701  
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