

Istra, Žminj, Komplex obiteljskog imanja na 10 000 m², Žminj, House



Seller Info

Name: Art Living Real Estate
First Name: Art Living
Last Name: Real Estate
Company Name: ART LIVING REAL ESTATE
Service Type: Selling and renting
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About us: Art Living Real Estate is an

authorised licensed real estate agency, registered in the Register of Real Estate Agents at the Croatian Chamber of Commerce, which with its professional approach and a team of licensed agents represents its clients by providing top real estate services. Contact us with confidence and see for yourself our expertise and quality.

Our services to buyers:

consulting on the situation on the real estate market and presentation of real estates in our office
field tour of selected real estate
real estate documentation check
negotiating sales
legal support (sales contract, pre-contracts, registration)
transfer of utility obligations (electricity, water, etc.),
Our services to sellers:

property overview
real estate estimate
photographic services
consulting on the real estate's
market value
verification of real estate
documentation (ownership
certificate, construction and use
permit)
signing a real estate mediation
contract
advertising real estate on our
website and other leading
domestic and world websites
additional attention is paid to
the real estate for which we
have an exclusive mediation
contract in marketing
advertising and investment

Reg No.:

72/2022

Listing details

Common

Title: Istra, Žminj, Kompleks obiteljskog imanja na 10 000 m²
Property for: Sale
House type: residential-commercial
Property area: 630 m²
Lot Size: 10000 m²
Number of Floors: 1
Bedrooms: 13
Bathrooms: 6
Price: 1,300,000.00 €
Updated: Nov 17, 2024

Condition

Built: 1988
Last renovation: 2008

Location

Country: Croatia
State/Region/Province: Istarska županija
City: Žminj
City area: Žminj
ZIP code: 52341

Permits

Building permit: yes

Ownership certificate: yes

Additional information

Energy efficiency: E



Parking

Garage: yes

Number of parking spaces: 7

spaces:

Covered parking space: yes

Description

Description:

Istria, Zminj In the center of beautiful Istria not far from Žminj in a small picturesque place of beautiful landscape, a family estate complex is for sale. This unique property stretches over 10,000 m² and consists of two family houses with private pools and one commercial and residential building. The property is located in a quiet location surrounded by nature and greenery and ensures complete peace and privacy. Family detached house, two-storey house of about 280m² with 3 garages (about 83m²), It consists of 3 apartments; -basement: tavern with fireplace (about 36m²), boiler room and wood storage area (about 10m²). -ground floor: apartment about 112m²; kitchen, dining room, living room, 3 bedrooms, 2 bathrooms, semi-covered terrace, the apartment is currently rented as an apartment for 8 people. -1. Floor: apartment about 100m²; kitchen, dining room, living room, 2 bedrooms, 1 bathroom, pantry, 1 covered balcony, 1 terrace. -1. Floor: apartment about 65m²; kitchen, dining room, living room, 2 bedrooms, 2 bathrooms, terrace, the apartment is currently rented as an apartment for 5 people. To the house is a swimming pool of 43m², depth 1.3m, numerous parking spaces, landscaped parks and surroundings, vineyard (4 rows of vines about 387m²), arable garden about 180m². 1. Family detached house is one-storey, about 70 m², built in 2008. It consists of 1 apartment; -ground floor: kitchen, dining room, living room, 2 bedrooms, 2 bathrooms, storage room, covered terrace (about 20m²), the apartment is currently rented as a holiday home for 6 people. Next to the house is a swimming pool of 8m x 5m, depth 1.3m, covered 2 parking spaces, landscaped parks and surroundings, well (well) for drinking water measuring 5m x 5m x 3m. Between the 1st and 2nd family house there is a sports and recreational space (about 600m²); beach volleyball court, seesaws, swings and a brick barbecue. In the bay below the 2nd family house, facilities for domestic animals, barns, garages for mechanization (about 132m²) and a space intended for animals have been built

(donkeys, geese and chickens live on the property). 2. Business-residential building, area of about 280m², located on a plot of 576m² -basement: 140m²; open space, 1 toilet, large parking lot (possibility of truck access), -ground floor: office space about 189m²; open space, 1 toilet, 1 bathroom, large covered terrace, parking space (currently rented). The facility has a use permit. The property is very well connected by traffic (near the Istrian Y). Quiet luxury place ideal for a large family or a complex ready for tourist purposes (categorized apartments with swimming pools and a business facility) with suitable sports and recreational facilities and its own business space. Location: in the center of the Istrian peninsula (Zminj), 20 km from the sea, close to the Istrian Y (3 km). The family-business complex is for sale for 1.3 million euros with the possibility of agreement. ID CODE: 109

Additional contact info

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