

## Rovinj, dvoetažni stan u modernoj vili od 188 m2 sa dva garažna mjesta, Rovinj, Flat



### Seller Info

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About us: Tvrtka REAL nekretnine d.o.o.,  
ovlaštena agencija za  
posredovanje u prometu  
nekretninama sa sjedištem u  
Rijeci, Verdieva 5, novost na  
tržištu, ali s timom provjerenih  
agenata posrednika, nastojat će  
prvenstveno zadovoljiti Vaše  
interese.

Do realizacije i ostvarenja  
željenog, dovest ćemo Vas bez  
stresa, nervoze, uz maksimalnu  
sigurnost, a ukoliko nam  
ukažete povjerenje radi kupnje  
ili prodaje, eventualno najma te  
zakupa, potrudit ćemo se  
zaslužiti Vašu preporuku kao  
najbolju reklamu.

Rad, predanost, upornost,  
profesionalnost i poznavanje

tržišta, argumenti su kojima raspoložemo.  
Danas je vrijeme novac, nastojat ćemo ga uštedjeti za Vas.

Plaćanje posredničke naknade-sa smiješkom na licu. Sve naprijed navedeno uz kvalificiranu pravnu pomoć i savjete.

Dobar odabir! Kroz naše web stranice nastojimo se približiti svim klijentima korisnicima naših usluga, i onima koji će to tek postati.

Zadovoljan klijent je naša obveza.

Reg No.: 1221

## Listing details

### Common

Title:	Rovinj, dvoetažni stan u modernoj vili od 188 m2 sa dva garažna mjesta
Property for:	Sale
Property area:	188 m <sup>2</sup>
Floor:	2
Number of Floors:	5
Bedrooms:	4
Bathrooms:	3
Terrace area:	36 m <sup>2</sup>
Price:	1,210,000.00 €
Updated:	Jun 28, 2024

### Condition

Built: 2022-23.

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Rovinj
City area:	Rovinj
ZIP code:	52210

## Additional information

Elevator: yes  
Energy efficiency: A

## Heating

Central heating: yes

## Parking

Garage: yes  
Number of parking spaces: 2

## Description

Description: Rovinj, close to the center and all the facilities of this beautiful city, the flagship of tourism on the Adriatic is the place where this modern urban villa with six residential units. The apartment consists of a spacious and open living area with kitchen, dining room and living room of 39 m<sup>2</sup> with access to a terrace of 16 m<sup>2</sup>. The hallway has a storage room, a separate bathroom, two bedrooms, one of which has a bathroom and a separate bathroom. Stairs lead to the attic where there is a bedroom with bathroom, wellness room with sauna and jacuzzi and a terrace with a beautiful view of 20.5 m<sup>2</sup>. It has a storage room in the basement of 8.15 m<sup>2</sup> and two garage parking spaces. The facility is being built to the highest standards and will be equipped with underfloor heating on Mitsubishi heat pumps and cooling via fan coil units, top-quality Schuco profile aluminum joinery, top-quality ceramics and sanitary ware, KONE elevator, etc. Completion is scheduled for the end of 2023. The buyer does not pay real estate transfer tax. Rovinj in Istria is one of the most beautiful cities in Croatia. Whoever visits the city once, hardly forgets it and most often returns again. The beauties of Rovinj often leave a deep mark, so the connection with it extends for generations. Rovinj is located on the western side of the Istrian peninsula, and extends north of the Lim Channel and south to Bale. It is adorned with a distinctly indented archipelago with as many as 14 islets and 6 cliffs. The most famous islands are Sveti Andrija (Red Island) and Sveta Katarina near the town center. Rovinj is the strongest tourist center in Croatia and for several years in a row has recorded a record 3 million overnight stays during the season. Guests are offered a very rich offer, and at the moment, in addition to accommodation, it has also become a culinary star destination (two Michelin-starred restaurants). Rovinj beaches are typical for this part of the northern Adriatic. You will most often find rocky capes and pebble coves that are rhythmically repeated along the 67 kilometers of the Rovinj coast. Zlatni rt Forest Park, located in the southern part of the city, will also enchant you. Walking, running, cycling and swimming in the hundred-year-old protected park are unique experiences to remember. The entrance to the park is located next to the Hotel Eden, Lone and Monte Mulini, or inside the city beach in the bay of Lone. ID CODE: IST-0023

## Additional contact info

Reference Number: 616763  
Agency ref id: IST-0023