

UNIKAT NA TRŽIŠTU ! Prekrasna kamena vila s pogledom na Motovun, Oprtalj, Istra, Oprtalj, House



Seller Info

Name: Agencija Europartner
First Name: Agencija
Last Name: Europartner
Company Name: Europartner d.o.o.
Service Type: Selling
Additional Email: office@europartner.hr
Website: <https://www.europartner.hr>
Country: Croatia
Region: Istarska županija
City: Poreč
City area: Poreč
ZIP code: 52440
Address: Mate Vlašića 20
Mobile: +385 98 923 6402
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About us: Europartner is a licensed real estate agency based in Istria in the town of Poreč, an active member of the Croatian Chamber of Commerce.

Our mission is to fulfill the wishes of our clients, we listen to what you tell us and we are focused on realizing your wishes, which helps us with our many years of experience and acquired market knowledge.

Our Real Estate Portfolio is the result of our work and desire to be among the best, and our satisfied clients are the crown of our profession.

Our business does not end with the signing of the contract, we are still available to our clients for all other jobs from the

moment of purchase to carefree
move into the desired property.

We speak: Croatian, English,
German, Italian

We are enrolled in:

Directory of real estate agents
in the Republic of Croatia,
pursuant to Article 12,
paragraph 2 of the Law on Real
Estate Brokering (Official
Gazette 107/07)
Register of Real Estate Brokers
in the Republic of Croatia,
pursuant to Article 2 of the Law
on Real Estate Brokering
(Official Gazette 107/07)

EUROPARTNER d.o.o
Istarskog Razvoda 1, 52440
Poreč
OIB: 68770135089
MBS: 130003427
Share capital: 20.000,00 HRK
The competent court:
Commerical court Pazin

Listing details

Common

Title:	UNIKAT NA TRŽIŠTU ! Prekrasna kamena vila s pogledom na Motovun, Oprtalj, Istra
Property for:	Sale
House type:	detached
Property area:	200 m ²
Lot Size:	785 m ²
Bedrooms:	4
Bathrooms:	2
Cellar:	yes
Price:	700,000.00 €
Updated:	Jun 21, 2024

Condition

Newbuild:	yes
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Condition: Kept
Built: 1940

Location

Country: Croatia
State/Region/Province: Istarska županija
City: Oprtalj
City area: Oprtalj
ZIP code: 52428

Permits

Building permit: yes
Ownership certificate: yes

Additional information

Infrastructure: Air conditioner



Parking

Number of parking spaces: 2

Description

Description: We present to you a beautiful stone villa near Oprtlje and Motovun. This villa is a rarity on today's market! It is a completely renovated and upgraded stone house from which a unique stone villa was built with many special details that are rare on today's market. The first charm of this villa is its beautiful open view towards Motovun and the rest of inner Istria. Then, the position of the pool itself, which is located on top of the land above the villa itself with the already mentioned panoramic view and a glass window that looks into the villa itself! Wine cellar on the ground floor, intended for evening enjoyment and socializing. Separate guest suite to ensure complete privacy. Also, it is important to mention the difficulty of the construction works, considering that it is a hundred-year-old stone house located on a cascading terrain reminiscent of Tuscany! The villa itself has 200m² of living space and is divided into 2 floors. On the main floor there is an entrance hall, a kitchen and a dining room, a toilet, a living room, a bedroom with its own bathroom, and a gallery with another bedroom. At the very entrance to the villa, there is an external room for equipment (heat pump, boilers, etc.) and a storage room. The kitchen leads to the outdoor terrace, which is located close to the aforementioned wine cellar. From the same terrace, we climb to a higher level, where a beautiful paved sunbathing area and a heated pool as long as 14m long,

with a beautiful panoramic view of Motovun, await you. The villa is equipped with underfloor heating and a heat pump. There is a parking lot for two cars right at the entrance to the yard. Custom ID: M-0682 Remark: Viewing the property is possible with the signing of the brokerage contract, which is the basis for further actions related to the purchase and sale, all in accordance with the Act on Brokerage in Real Estate Transactions. The agency commission is determined by the brokerage contract, and is payable after the conclusion of the sales contract.

Additional contact info

Reference Number: 618372
Agency ref id: M-0682
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