

## ISTRA, SVETVINČENAT - Kuća s bazenom u izgradnji, Svetvinčenat, House



### Seller Info

Name: Agencija Dux nekretnine  
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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  
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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:	ISTRA, SVETVINČENAT - Kuća s bazenom u izgradnji
Property for:	Sale
House type:	detached
Property area:	193 m <sup>2</sup>
Lot Size:	1011 m <sup>2</sup>
Bedrooms:	4
Bathrooms:	3
Price:	250,000.00 €
Updated:	Oct 18, 2024

### Condition

Newbuild:	yes
Built:	2024

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Svetvinčenat
City area:	Svetvinčenat
ZIP code:	52342

### Permits

Building permit:	yes
Ownership certificate:	yes



### Additional information

Energy efficiency:	In preparation
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### Description

Description:	ISTRIA, SVETVINČENAT - House with swimming pool under construction As if from a fairy tale, the lovely Renaissance town of Svetvinčenat is located on a rugged plateau surrounded by forests, pastures and vineyards. Svetvinčenat is located at 310 meters above sea level in the south of central Istria and is dominated by one of the most beautiful Renaissance squares in the country and the oldest and
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best preserved medieval castle in Istria. There are 22 settlements in the Municipality of Svetvinčenat, which is adorned with natural beauty, rich historical and cultural heritage, artistic manifestations and food and gastronomy tourism. In the vicinity of the small town of Svetvinčenta, there is a house for sale with a swimming pool under construction. It is located in a gentle settlement whose location offers an authentic experience of a small Istrian town, intimacy and relief from all the hectic effort and noise, and at the same time close enough to the dynamic cities of Istria with a range of amenities. The Mediterranean house of timeless charm and architecture, partially covered with stone, fits into the village and the landscape in terms of shape and color. It was conceived as one residential unit that combines elegance, functionality and comfort on two floors. The ground floor consists of an open concept space that unites the kitchen, dining room and living room with access to the covered terrace, bathroom, guest toilet, laundry room, entrance hall and entrance porch. The first floor consists of an entrance hall, three bedrooms, two bathrooms and a covered terrace. The stated price refers to the construction of the residential building up to the stage of rough work, which includes preparatory work, excavation and installation of foundations, construction of external and dividing walls, roofing and sheet metal work and external carpentry. The price does not include finishing works, as well as landscaping of the garden and construction of the swimming pool. The possibility of buying a property in the final stage of construction without furniture with a built-in swimming pool and landscaped garden with a price adjustment. The excellent location and the spatial organization of the interior and exterior of this property provide an opportunity for a comfortable family life or an investment investment in a tourist rental business. 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: 32151

## Additional contact info

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