

ISTRA, Kanfanar, prekrasna vila, Kanfanar, House



Seller Info

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Listing details

Common

Title: ISTRA, Kanfanar, prekrasna vila
Property for: Sale
House type: detached
Property area: 240 m²
Lot Size: 500 m²
Bedrooms: 5
Bathrooms: 3
Price: 649,000.00 €
Updated: Jul 31, 2024

Condition

Newbuild: yes
Built: 2021

Location

Country: Croatia
State/Region/Province: Istarska županija

City: Kanfanar
City area: Kanfanar
ZIP code: 52352

Permits

Ownership certificate: yes



Additional information

Energy efficiency: In preparation

Parking

Number of parking spaces: 5

Description

Description: Istria, Kanfanar - stone house with pool, 240m², quiet location! In the quiet village of Kanfanaru, a 15-minute drive from the city of Rovinj and the Rovinj beaches, there is this beautiful holiday villa with a swimming pool. The house has a total living area of 240 m², and is located on a plot of 500 m² and has 3 bedrooms + 3 bathrooms. The house consists of a ground floor and a first floor. On the ground floor there is a large living room with a thermal fireplace, a kitchen with a dining room, one bedroom and one bathroom. Upstairs there are two bedrooms, each with its own bathroom, while on the part of the floor above the living room there is a large net where you can stay. Also, due to the height of the ceiling, one room on the first floor has a gallery with two more beds with skylights. Heating is underfloor + central radiators, air conditioning in all rooms. The carpentry is aluminum, with three-layer glass. The villa is equipped with a central vacuum system. Of the other equipment, it is also worth noting that the lavandins are handmade, the stairs are iron, while the floors in all rooms are wooden, and the ceramics are of Italian design. On the landscaped and fenced garden there is a swimming pool with salt water without chlorine with a hydromassage bench and a waterfall, a sunbathing area, a summer kitchen, a barbecue and several parking spaces. Beautiful and quiet location only 15 minutes drive from Rovinj and the sea (15 km), everyday infrastructure nearby (pharmacy, shop, bank, etc.), Pula airport is 25 km away. The villa is categorized with 4***** and is a great opportunity as an investment for investing in tourism. Dear customers, in accordance with the Law on Brokerage in Real Estate, viewing the property is only possible with the signature of the Brokerage Agreement. According to the same, the buyer is obliged to pay the agency commission in case of purchase. ID CODE: 1008

Additional contact info

Reference Number: 630074

Agency ref id: 1008