

## ROVINJ, renovirana istarska kamena villa suvremenog stila, Kanfanar, House



### Seller Info

Name: Smart Invest Immobilien  
E-mail: [info@smart-invest.hr](mailto:info@smart-invest.hr)  
First Name: Smart  
Last Name: Invest Immobilien  
Company Name: Smart Invest Immobilien  
Service Type: Selling and renting  
Website: <http://www.smart-invest.hr/>  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Opatija  
City area: Opatija  
ZIP code: 51410  
Address: Ive Kirigina 1  
Mobile: 099/320-0008  
About us: Founded and owned by luxury real estate broker Milan Mandić, Smart Invest Properties is a top-producing luxury real estate agency in Europe - Croatia – Riviera of Opatija offering clients white-glove treatment, innovative marketing strategies, integrity and overall professionalism.

Smart Invest Properties is led by Milan Mandić who offers his unwavering work ethic, extensive background in the real estate finance and development industries and proven track record of delivering excellent service to his clients. Milan is sought-after by powerful professionals and influential individuals from all over the world for his extensive, unparalleled expertise in the Croatia – Riviera of Opatija and Istria

real estate market.

Smart Invest Properties serves clients throughout Riviera of Opatija, town Rijeka, Istria and Island Krk prime residential areas including Opatija, Lovran, Volosko, Rijeka, Istria, Island Krk and is working on some other parts of Croatia like main town Zagreb and Dalmatia together with their partners agency.

In addition to serving the Riviera of Opatija real estate market, Smart Invest Properties strongly believes that giving back to the community is extremely important.

Smart Invest Properties – Real estate agency participate in many local and international Real estate Fairs ( Rexpo show – Zagreb - Croatia, International Moscow Property Show - Russia, International Property Show – London – UK, LPS Shangai Luxury Property Show - China, Munchen Property Show - Germany, MIPIM World property market Show Cannes, etc.)

Reg No.: 110/2010

## Listing details

### Common

Title:	ROVINJ, renovirana istarska kamena villa suvremenog stila
Property for:	Sale
House type:	detached
Property area:	446 m <sup>2</sup>
Lot Size:	1916 m <sup>2</sup>
Number of Floors:	2
Bedrooms:	7

Bathrooms: 6  
Price: 1,350,000.00 €  
Updated: Aug 20, 2024

## Condition

Built: 2024

## Location

Country: Croatia  
State/Region/Province: Istarska županija  
City: Kanfanar  
City area: Barat  
ZIP code: 52352



## Permits

Ownership certificate: yes

## Additional information

Energy efficiency: In preparation

## Description

**Description:** ROVINJ Renovated stone traditional Istrian villa with an area of 446.90m<sup>2</sup> is situated on a spacious plot of 1916m<sup>2</sup> in a small, peaceful and quiet Istrian village near Rovinj. It has been renovated in a modern, traditional Istrian style, and the decoration is by a Croatian designer from Istria, whose interior design and decoration are particularly sought after on the market. The adaptation of the existing stone house into a modern comfortable villa with traditional accents is currently underway, and the interior design and decoration will be very attractive and in demand among buyers of modern properties that combine traditional Istrian construction and all the necessary comfort of modern living. The stone villa is spread over three floors: the ground floor (211.40 m<sup>2</sup>) houses the entrance, kitchen and dining room, living room, entertainment room or study, two guest toilets and utility room (laundry room or similar). On the 1st floor there is a hallway (175.70m<sup>2</sup>) and 4 bedrooms with en suite bathrooms and a terrace (24m<sup>2</sup>), while on the 2nd floor (59.80m<sup>2</sup>) there is a 6th room (a kind of mini suite) with a large bathroom and a living room. partly. This Istrian beauty has a beautifully landscaped garden with Mediterranean plants and outdoor parking. It is located a 15-minute drive from the sea and Rovinj. For lovers of true Istrian lifestyle! For more information and a tour, call +385 99 35 66 777 ID CODE: 14993

## Additional contact info

Reference Number: 633786  
Agency ref id: 14993