

ISTRA, ROVINJ - Novoizgrađena vila s bazenom i dodatnim apartmanom, rub naselja, Rovinj, 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
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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, ROVINJ - Novoizgrađena vila s bazenom i dodatnim apartmanom, rub naselja
Property for:	Sale
House type:	detached
Property area:	236 m ²
Lot Size:	755 m ²
Bedrooms:	6
Bathrooms:	2
Price:	799,000.00 €
Updated:	Aug 21, 2024

Condition

Newbuild:	yes
Built:	2020

Location

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

Permits

Ownership certificate:	yes
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Parking

Number of parking spaces:	2
Covered parking space:	yes

Description

Description:	ISTRIA, ROVINJ - Newly built villa with pool and additional apartment, on the
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edge of the village. The picturesque charming town of Rovinj, located on the west coast of the Istrian peninsula, was once a port and a fishing village, and today it is one of the most developed tourist destinations with its unique combination of traditional and modern. It successfully combines the tradition of a fishing village with modern tourist trends, a rich gastronomic offer and a high standard of tourist service. This is precisely why it attracts many visitors year after year and recorded a record 3 million overnight stays during the last seasons. Visitors often return to it, so why not become the owner of one of the valuable properties in this magical city? In the surroundings of this beautiful town, there is for sale a charming newly built villa with a swimming pool surrounded by a beautiful forest and meadows, thus providing enough privacy and peace for a carefree life! The villa is a single-story building whose living space extends through the main apartment and an additional apartment. Apartment 1: The first apartment, i.e. the main apartment, has an area of 186.54 m² and extends through the ground floor and first floor. The ground floor in the open space concept contains a spacious kitchen with a dining room and a huge living room for enjoying with the family. Exits to the terrace enable communication with the summer kitchen and swimming pool, which is extremely important in the months when being outside is a daily activity. In the continuation of the ground floor, there is a corridor that leads to the toilet and an internal staircase that connects the ground floor and the first floor. There are 3 beautiful bedrooms connected by a corridor and a shared bathroom on the first floor. The master bedroom has its own "walk-in" closet of 7.50 m² and an exit to a huge terrace with an unobstructed view of nature. In addition to the master bedroom, another bedroom has access to the terrace. Apartment 2: The second apartment, or small apartment, has a surface area of 50 m² and is also spread over two floors. The apartment has a separate entrance and is ideal as a guest apartment. The ground floor contains a kitchen, living room and dining room, small toilet and internal stairs leading to the first floor. Upstairs is a bedroom with its own bathroom. On the garden of 755 m² there is a summer kitchen for outdoor dining. After dining, a beautiful heated swimming pool of 32 m² (4m x 8m) is at your disposal. Such a pool allows swimming in spring and autumn, which can greatly extend the tourist season if the property is purchased for these purposes. Two parking spaces are provided for your tin pets, one of which is covered. The house was built in 2020, is fully equipped and is being sold as such. The heating is underfloor, via a heat pump and via an air conditioner. The first beach is 6 kilometers away, and Rovinj is a 15-minute drive away. Take the opportunity to become the owner of this idyllic house in a quiet location! Dear clients, the agency commission is charged in accordance with the General Terms and Conditions.
www.dux-nekretnine.hr/opci-uvjeti-poslovanja ID CODE: 32751

Additional contact info

Reference Number: 634015
Agency ref id: 32751