

## ISTRA, ŽMINJ - Kamena kuća s prostranom okućnicom, Žminj, House



### Seller Info

Name: Agencija Dux nekretnine  
E-mail: [info@dux-nekretnine.hr](mailto:info@dux-nekretnine.hr)  
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  
Mobile: 385 91 480 8808  
Phone: 385 51 518 174  
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, ŽMINJ - Kamena kuća s prostranom okućnicom
Property for:	Sale
House type:	in sequence
Property area:	100 m <sup>2</sup>
Lot Size:	1299 m <sup>2</sup>
Bedrooms:	5
Price:	1.00 €
Updated:	Oct 21, 2024

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Žminj
City area:	Žminj
ZIP code:	52341



### Permits

Ownership certificate:	yes
------------------------	-----

### Additional information

Energy efficiency:	In preparation
--------------------	----------------

### Description

Description:	<p>ISTRIA, ŽMINJ - Stone house with a spacious garden If all roads in Europe lead to Rome, then all roads in Istria lead to Žminj - the heart of Istria at an altitude of 379 meters. Since ancient times, Žminj has been an important traffic hub. It connected the entire Istrian peninsula. Due to its exceptional natural beauty, endless meadows, vineyards, rich fields, ancient forests and newly discovered caves, it is the right place to get in touch with nature. Green, healthy and sustainable tourism is characteristic of this municipality, which is impressive in terms of surface area, but also in terms of culture and gastronomy. The picturesque territory of Žminj has 33 settlements and 112 villages. In the peace, clean air and untouched nature of the green heart of Istria, near the town of Žminj, a stone house with a spacious garden is for sale. It is located in a gentle settlement whose location offers an authentic experience of a small Istrian town, intimacy and a break from the noise, and at the same time close enough to the dynamic cities of Istria with a range of amenities. Stone house of approx. 100 m<sup>2</sup> is divided into ground floor and first floor and requires complete renovation. Most of the house is</p>
--------------	---

under the roof, while the roof collapsed on a smaller part of the house. Next to the house is an old Istrian sterna - a water tank. The spacious garden is completely located in the residential construction area. The terrain is flat, clean and well maintained. The combination of lush greenery and traditional Istrian architecture makes this property ideal for lovers of stone antiquities and nature with great potential for a peaceful family life or a lucrative 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: 33017

### Additional contact info

Reference Number: 636207  
Agency ref id: 33017  
Contact phone: +385 92 235 9472