

## Istra, Rovinj - Dizajnerska villa s prekrasnim pogledom u blizini Rovinja, Kanfanar, House



### Seller Info

Name: ReMax Centar nekretnina

First Name: ReMax

Last Name: Centar nekretnina

Company Name: ReMax Centar Nekretnina

Name:

Service Type: Selling and renting

Website: <https://www.remax-centarnekretnina.com>

Country: Croatia

Region: Primorsko-goranska županija

City: Rijeka

ZIP code: 51000

Address: Krešimirova 12a

Phone: 0038551635350

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The company is focused on providing the highest quality and most personalized real estate buying and selling services to its clients. A reliable advisor for the Croatian real estate market, Re / max Real Estate Center is determined to maintain strict standards of excellence through continuous indicators of success in real estate sales and by supporting the value of the Re / max brand.

Reg No.: 656/2009

## Listing details

## Common

Title:	Istra, Rovinj - Dizajnerska villa s prekrasnim pogledom u blizini Rovinja
Property for:	Sale
House type:	detached
Property area:	186 m <sup>2</sup>
Number of Floors:	2
Bedrooms:	5
Bathrooms:	4
Price:	695,000.00 €
Updated:	Oct 30, 2024

## Condition

Newbuild:	yes
Built:	2022

## Location

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



## Additional information

Energy efficiency:	In preparation
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## Description

Description:	<p>ISTRIA - around Rovinj - Designer villa with a beautiful view near Rovinj A luxury villa of exceptional quality is for sale in a small Istrian village near Rovinj. The villa has a living area of 188 m<sup>2</sup>, of which the living area is 148 m<sup>2</sup> and the covered terrace is 40 m<sup>2</sup>. The land on which the villa is built has a total area of 720 m<sup>2</sup>. The villa is spread over two floors, the ground floor and the first floor. On the ground floor there is a hallway, two bedrooms with their own bathrooms, an open-style kitchen with an island, a dining room, a storage room, a toilet and a spacious living room. From the living room, a large glass wall leads to the south-facing terrace and pool. Upstairs there is another bedroom with its own extra-large bathroom and an open terrace with an enchanting view of the sea. The villa also has a separate studio apartment with a bathroom and a separate entrance that can be used for other purposes, such as a gym. In the landscaped and fenced yard on the west side, there is a 45 m<sup>2</sup> swimming pool with a sunbed, a shower and a 3.5 x 8 m beach. Two parking spaces are provided in front of the villa. The villa is sold fully furnished. The distance from the beautiful beaches in Rovinj is 19 km, the highway is 5 km away and the Pula airport is 35 km away. Take a walk through the property at the link:</p>
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<https://my.matterport.com/show/?m=vfAgC3ukcbk> ID CODE: 300571006-80

### Additional contact info

Reference Number: 655629  
Agency ref id: 300571006-80  
Contact phone: +385 91 641 0182