

## ISTRA, BARBAN - Šarmantna kuća na mirnoj lokaciji!, Barban, 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  
Address: Tizianova 8  
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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, BARBAN - Šarmantna kuća na mirnoj lokaciji!
Property for:	Sale
House type:	in sequence
Property area:	130 m <sup>2</sup>
Lot Size:	630 m <sup>2</sup>
Bedrooms:	4
Bathrooms:	3
Price:	300,000.00 €
Updated:	Oct 11, 2024

### Condition

Built:	1953
Last renovation:	2015

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Barban
City area:	Barban
ZIP code:	52207

### Permits

Ownership certificate:	yes
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### Parking

Number of parking spaces:	2
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### Description

Description:	ISTRIA, BARBAN - Charming house in a quiet location! This beautiful property is located not far from Barban, in a small and quiet village. The house is the last in the row and offers peace and privacy to its future owners. <b>DESCRIPTION OF THE HOUSE</b> It is an older house, built in 1953, but the last renovation was done
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in 2015. It consists of a ground floor and a first floor and has a total living area of 130m<sup>2</sup>. Upon entering the ground floor, on the right side, there is a spacious living room with a beautiful fireplace that will warm the future owners during the winter days. Behind the living room is a modern open kitchen and dining room for 6 people. On the ground floor there is also the first bedroom with access to a beautiful covered terrace and a bathroom. We climb the stairs to the first floor where there are two bedrooms with their own bathrooms. In the beautiful fenced yard there is a swimming pool and a beautiful brick fireplace with a grill and a dining table. One big bonus that the future owners get with this property is the agricultural land on which there is a large cherry laurel bush that surrounds the entire plot, a park for children and a playground. The property also includes 2 parking spaces located right next to the house. LOCATION DESCRIPTION It is a small and quiet village not far from Barban, where only a few families live. The distance from the center of Barban is only a few minutes' drive. The location itself provides peace and privacy. As it is a holiday home, future owners can return the investment in a few years by renting it out for tourist purposes or use the house entirely for private purposes. For more information about the property or to view it, contact your agent! 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: 33984

### Additional contact info

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