

Luksuzna vila u blizini Rovinja!, Rovinj, House



Seller Info

Name: Dogma Nekretnine
First Name: Dogma
Last Name: Nekretnine
Company Name: Dogma nekretnine d.o.o.
Service Type: Selling and renting
Website: <https://dogma-nekretnine.com>
Country: Croatia
Region: Primorsko-goranska županija
City: Rijeka
ZIP code: 51000
Address: F.LA GUARDIA 6
Phone: +385 51 341 080
Fax: +385 51 341 081
About us: DOGMA nekretnine d.o.o. is an experienced and licensed agency specializing in real estate. We have been present in this business for more than 20 years - from a small agency with only two employees through many years of work and effort, we have grown into a company with over 80 employees. In that period, with our work and attitude towards clients and business, we became the leading agency in the Primorje-Gorski Kotar County and the leading in Croatia. The Agency currently operates at the following locations: headquarters in Rijeka, F. la Guardia.6, branch office within the Tower Center Rijeka, J.P.Kamova 81a (4th floor), branch office in Opatija, Maršala Tita 97, branch office in Labin, Ulica Slobode 3; branch office in Umag, Joakima Rakovca 4, branch office in Pula, Anticova 5 and in Zagreb,

Ulica grada Vukovara 284
(Almeria building D). Our
teams are at your disposal in all
locations!

Listing details

Common

Title:	Luksuzna vila u blizini Rovinja!
Property for:	Sale
House type:	detached
Property area:	512 m ²
Lot Size:	1208 m ²
Bedrooms:	8
Bathrooms:	4
Price:	1,750,000.00 €
Updated:	Apr 15, 2024

Location

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

Permits

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

Parking

Garage:	yes
---------	-----

Description

Description:	<p>On the western coast of Istria, near the picturesque town of Rovinj, lies this exclusive Mediterranean-style villa with a spacious garden and a heated swimming pool, oriented towards the east, south, and west. The villa offers a net usable area of 438 m², spread over three floors: a basement of 155 m², a ground floor of 188 m², and a first floor of 95 m². Situated on a 1208 m² plot, it perfectly combines luxury and functionality. Basement: This floor offers everything for relaxation and recreation. It includes a boiler room, laundry room, wellness area with a Wellis hot tub for three people, a custom-made Finnish sauna with abachi wood on the inside and thermally treated ash on the outside, a gym, a video game room and billiards table, as well as a beautiful Istrian-style tavern with a wine bar and kitchenette. Ground Floor: Designed as an open-space concept, the ground floor includes the entrance area, a spacious living room, dining room, and modern kitchen. There is also a bedroom, bathroom, a garage for two cars, a small wardrobe, and a terrace</p>
--------------	---

leading to the pool and summer kitchen, perfect for outdoor gatherings. First Floor: On the first floor, there are three luxurious bedrooms, each with its own bathroom. The master bedroom also features a balcony that offers stunning views of the surroundings. Outdoor Area: The villa's garden features a spacious entrance porch and terrace, a summer kitchen with a large wood-fired grill, an outdoor dining area, a sunbathing area, and a large heated pool. The garden is meticulously landscaped with carefully selected Mediterranean plants, further enhancing the beauty of this space. Additional Features: The villa is full of natural light, and only the highest quality materials were used in its construction. The joinery is made of Slavonian oak with triple-layered glass, and all the furniture is custom-made. The kitchen is equipped with Candy and Klarstein wine refrigerators, while heating is provided through underfloor heating on all floors and Daikin air conditioning units in each room. The villa offers five parking spaces, two of which are in the garage. For further information and to arrange a property viewing, feel free to contact us. We offer a personalized approach and discreet service to help you find properties according to your wishes and preferences. LORENA KOGEJ Licensed Agent
Mobile: +385 91 738 7200 Phone: +385 52 639 276 Email:
lorena.kogej@dogma-nekretnine.com ID CODE: IS1514290

Additional contact info

Reference Number: 661550
Agency ref id: IS1514290