

## ODLIČNA NISKOENERGETSKA PRIZEMNICA S BAZENOM, NEDALEKO MORA!, Marčana, 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  
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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:         | ODLIČNA NISKOENERGETSKA PRIZEMNICA S BAZENOM, NEDALEKO MORA! |
| Property for:  | Sale   |
| House type:    | detached   |
| Property area: | 78 m <sup>2</sup>  |
| Lot Size:      | 320 m <sup>2</sup>   |
| Bedrooms:      | 3  |
| Bathrooms:     | 2  |
| Price:         | 287,000.00 €   |
| Updated:       | Oct 28, 2024   |

### Condition

Built: 2018.

### Location

|                        |                   |
|------------------------|-------------------|
| Country:               | Croatia           |
| State/Region/Province: | Istarska županija |
| City:                  | Marčana           |
| City area:             | Rakalj            |
| ZIP code:              | 52206             |



### Permits

Ownership certificate: yes

### Additional information

Energy efficiency: A

### Description

Description: NEW IN THE OFFER OF DOGMA REAL ESTATE Low-energy single-family house located in a peaceful and quiet neighborhood in Raklje, Municipality of Marčana. The house has an area of 78 m<sup>2</sup>, on a completely fenced garden of 320 m<sup>2</sup>. The garden has a 12 m<sup>2</sup> swimming pool, a 12 m<sup>2</sup> covered terrace and parking spaces for two cars. The ground floor is used for tourist rental and is categorized with 3 stars. It consists of a hallway, a kitchen with a dining room, a spacious living room with access to the terrace, two bedrooms (one with its own bathroom)

and an additional bathroom. Each room and living room is equipped with air conditioning and a TV. The bathroom is equipped with a washing machine and dryer, while the kitchen is equipped with an induction hob, built-in oven, hood, fridge and dishwasher. The listed price refers to a fully equipped house with a swimming pool. About 2 km from the nearest beaches, 25 km from Pula and 21 km from Pula Airport. There is a local restaurant and shop nearby. Surrounded by greenery and nature, which guarantees peace and privacy. Ownership is 1/1, the papers are in order, and purchase on credit is possible. This house offers the perfect combination of a peaceful life in nature and proximity to all necessary facilities, ideal for vacation, rental or year-round living. For all additional information and a viewing of the property, please feel free to contact us in order to offer you a personalized approach and discreet service of finding properties according to your wishes and preferences. LORENA KOGEJ Licensed agent Mobile 091/738-7200 Telephone 052/639-276  
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### Additional contact info

Reference Number: 664784  
Agency ref id: IS1514143