

## Kuća za odmor koja zaslužuje vašu pažnju, Varaždinske Toplice, 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>  
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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:         | Kuća za odmor koja zaslužuje vašu pažnju |
| Property for:  | Sale                                     |
| House type:    | detached                                 |
| Property area: | 82 m <sup>2</sup>                        |
| Lot Size:      | 1632 m <sup>2</sup>                      |
| Bedrooms:      | 2  |
| Bathrooms:     | 1  |
| Price:         | 57,000.00 €                              |
| Updated:       | Oct 28, 2024                             |

### Condition

|                  |      |
|------------------|------|
| Built:           | 1980 |
| Last renovation: | 2024 |

### Location

|                        |                      |
|------------------------|----------------------|
| Country:               | Croatia              |
| State/Region/Province: | Varaždinska županija |
| City:                  | Varaždinske Toplice  |
| City area:             | Vrtlinovec           |
| ZIP code:              | 42223                |

### Permits

|                        |     |
|------------------------|-----|
| Building permit:       | yes |
| Ownership certificate: | yes |



### Additional information

|                    |   |
|--------------------|---|
| Energy efficiency: | C |
|--------------------|---|

### Parking

|                           |   |
|---------------------------|---|
| Number of parking spaces: | 4 |
|---------------------------|---|

### Description

**Description:**

A beautiful holiday home is for sale in Vrtlinovec, nestled in a peaceful and idyllic forest setting, just 10 minutes from Varaždin, 15 minutes from the popular Lumini shopping center, and 12 minutes from Varaždinske Toplice, known for their thermal springs, wellness centers, and rich cultural history. This house offers the perfect balance between a secluded natural retreat and proximity to all essential amenities. The house features a basement with two rooms, suitable for various purposes, equipped with water and electricity, and has undergone waterproofing. The spacious ground floor includes a hallway, bathroom, dining room, fully equipped kitchen, and a covered terrace, perfect for enjoying morning coffee or evening gatherings. The attic consists of one large bedroom, providing comfort and privacy for the whole family or guests. The property has been regularly maintained and renovated over the years. The roof was completely renovated in 2024, PVC windows were installed, and heating is wood-fired, creating a warm and cozy atmosphere during the winter months. Surrounded by dense forest, this house offers a perfect escape into nature, where you can enjoy peace and quiet, surrounded by birds, deer, and squirrels. For lovers of hiking and mushroom picking, this is a true paradise. Located in a cul-de-sac, the property guarantees privacy and a retreat from the everyday hustle. This house can be an ideal weekend getaway to relax from the busy city life, but also represents an excellent investment opportunity. Given its proximity to Varaždinske Toplice, it can serve as a source of additional income through renting to tourists or those seeking a peaceful holiday spot. Whether you're looking for a serene nature retreat or a property with investment potential, this house offers plenty of possibilities. Aurelija Šemiga 00385 99 547 2989 aurelija.semiga@dogma-nekretnine.com ID CODE: VZ2052

**Additional contact info**

Reference Number: 665304  
Agency ref id: VZ2052