

## LIJEPA KUĆA SA DVA ODVOJENA STANA, Funtana, 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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City: Rijeka  
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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:	LIJEPA KUĆA SA DVA ODVOJENA STANA
Property for:	Sale
House type:	detached
Property area:	144 m <sup>2</sup>
Lot Size:	500 m <sup>2</sup>
Number of Floors:	1
Bedrooms:	5
Bathrooms:	3
Price:	520,000.00 €
Updated:	Oct 29, 2024

### Condition

Newbuild:	yes
Built:	2021

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Funtana
ZIP code:	52450

### Permits

Building permit:	yes
Ownership certificate:	yes



### Additional information

Energy efficiency:	A
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### Description

Description:	Funtana, located on the west coast of Istria between Poreč and Vrsar, is a charming place that offers an ideal combination of natural beauty, history and modern facilities. Known for its numerous water sources, after which it got its name, Funtana attracts visitors with its picturesque landscapes, clean sea and hospitality.
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This small fishing village offers many opportunities for an active holiday, including cycling and hiking trails that lead through untouched nature and olive groves. Sea lovers can enjoy swimming, diving and sailing in the crystal clear waters of the Adriatic. The beaches are mostly rocky and pebbly, and several campsites and marinas provide quality accommodation for all types of visitors. Funtana can also boast of a rich gastronomic offer, where you can taste authentic Istrian specialties, fresh fish and local wine. Local restaurants and taverns are known for their warm atmosphere and excellent service. Historical parts of the place, such as the old castle and the church of St. Bernard, provide an insight into the rich cultural heritage of the region. During the summer months, Funtana also offers various cultural and entertainment events, including fishing festivals and outdoor concerts, which further enrich the tourist offer. Funtana is an ideal destination for families, couples and all those who are looking for a quiet but meaningful vacation by the sea, with lots of opportunities to explore and enjoy the natural and cultural beauties of Istria. We offer this beautiful two-story house consisting of 2 separate apartments. On the ground floor there is an apartment of 82 m<sup>2</sup>, which consists of: 1. CORRIDOR 2. COVERED PORCH 3. LAUNDRIES 4. BATHROOMS 5. BATHROOMS 6. BEDROOMS 7. BEDROOMS 9. LIVING ROOM + KITCHEN 10. BALCONY 11. BOILER PLANTS

\_\_\_\_\_ TOTAL: 82.31 m<sup>2</sup> The external stairs lead to the 1st floor, which consists of: 1. STAIRCASE 2. COVERED PORCH 3. CORRIDOR 4. STORAGE 5. BATHROOMS 6. BEDROOMS 7. LIVING ROOM + KITCHEN 8. BALCONY \_\_\_\_\_

TOTAL: 61.80 m<sup>2</sup> TOTAL: 144.11 m<sup>2</sup> The house is fully equipped with ALU and PVC carpentry, three-layer glass and mosquito nets, underfloor heating in all rooms with a Vaillant heat pump. It has an energy certificate A, and has a thermal insulation facade of 10 cm. The house also has solar panels for heating water. For additional information and a personalized tour, please contact: DAVID ROCE Licensed agent Mobile: 00385 99 759 1558 david.roce@dogma-nekretnine.com ROBERTA POROPAT Licensed agent Mobile: 00385 95 528 31 52 roberta.poropat@dogma-nekretnine.com ID CODE: IS1513396

## Additional contact info

Reference Number: 666599  
Agency ref id: IS1513396