

SPUŠTENA CIJENA!! KVALITETNA NISKOENERGETSKA KUĆA U OKOLICI SV. LOVREČA, Sveti Lovreč, 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:	SPUŠTENA CIJENA!! KVALITETNA NISKOENERGETSKA KUĆA U OKOLICI SV. LOVREČA
Property for:	Sale
House type:	detached
Property area:	186 m ²
Lot Size:	878 m ²
Number of Floors:	1
Bedrooms:	4
Bathrooms:	3
Price:	499,000.00 €
Updated:	Oct 29, 2024

Condition

Newbuild:	yes
Built:	2024

Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Sveti Lovreč
City area:	Sveti Lovreč
ZIP code:	52448

Permits

Building permit:	yes
Ownership certificate:	yes



Additional information

Energy efficiency:	In preparation
--------------------	----------------

Description

Description: For sale is a high-quality low-energy house in a small village near St. Lovreč. The

house spans two floors with a total net area of 187.60 m² and a plot of 878m². The ground floor includes a storage room, a living room with an open concept kitchen and dining area leading to a spacious terrace equipped with a summer kitchen. Also on the ground floor are a laundry room, a bathroom, and a room with its own terrace. On the first floor, there are two bedrooms, each with its own bathroom and access to a shared terrace. One of the rooms also has a private terrace with a beautiful sea view. Due to the quality insulation, air conditioners are sufficient for heating and cooling. A 36 m² pool is planned according to the project, which is not included in the price. The specified price refers to the high shell construction phase without a pool, providing future owners with the possibility of adapting the interior to their own preferences. There is an option for the investor to complete the house and pool with a price adjustment. The distance from the sea is 6000 meters, and the location is peaceful and convenient, making this property an excellent investment opportunity for living or tourist rental. Ownership 1/1, without burdens! All project documentation is available for inspection. St. Lovreč is located in the immediate hinterland of Vrsar and Poreč. It is one of the best-preserved medieval fortified towns in Istria. The town is named after the small church of St. Lovre built in the 8th century in the town cemetery located outside the city. The Romanesque bell tower next to the church was added in the 11th century. For a personalized approach and tour, feel free to contact: Michael Radola Licensed Agent +385915753640 michael.radola@dogma-nekretnine.com ID CODE: IS1512007

Additional contact info

Reference Number: 669155
Agency ref id: IS1512007