

## MODERNA DIZAJNERSKA VILA U SRCU ISTRE, Žminj, 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  
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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:	MODERNA DIZAJNERSKA VILA U SRCU ISTRE
Property for:	Sale
House type:	detached
Property area:	197 m <sup>2</sup>
Lot Size:	999 m <sup>2</sup>
Bedrooms:	4
Bathrooms:	4
Price:	590,000.00 €
Updated:	Oct 29, 2024

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Žminj
City area:	Krculi
ZIP code:	52341

### Permits

Building permit:	yes
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### Description

Description:	<p>MODERN DESIGNER VILLA IN THE HEART OF ISTRIA We are offering this modern villa under construction in the heart of Istria. The villa is located in a small village near Žminj, on the very edge of the village. For lovers of true Istria, peace and rest. The villa has a unique design, contemporary architectural design, respecting traditional construction and blending with the environment. The villa is located on a plot of 999m<sup>2</sup>. The living room is designed as an open space with a kitchen, dining room and living room facing the terrace with the pool. A covered summer kitchen is provided on the terrace The house has large glass walls (facade system) that overlook the terrace and give a large amount of light due to their size. There are 3 bedrooms (option 2 rooms + SPA module), each with its own bathroom. In the outer part, there is a large terrace (mostly covered), a storage room and a swimming pool with the option of installing heating. The price includes a complete video surveillance system and an anti-burglary system, as well as horticultural landscaping. Underfloor heating and hot water heating with an air-water heat pump are planned, and the cooling system is with separate air conditioners. At this stage, it is possible to agree on the method of installation,</p>
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design, selection of ceramics and other floor coverings, electrical equipment, room doors, etc., as well as the introduction of the SMART HOME system. Estimated completion of construction at the end of 2023. FOR MORE INFORMATION AND VIEWINGS: DARIO ORIOVIĆ 097/ 765 0205  
dario.oriovic@dogma-nekretnine.com ID CODE: IS1508103

### **Additional contact info**

Reference Number: 675625  
Agency ref id: IS1508103