

SAMO U DOGMI! VILLA U NOVOGRADNJI SA INFINITY BAZENOM, ŠIRA OKOLICA POREČA, Vižinada, 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: | SAMO U DOGMI! VILLA U NOVOGRADNJI SA INFINITY BAZENOM, ŠIRA OKOLICA POREČA |
| Property for: | Sale |
| House type: | detached |
| Property area: | 180 m ² |
| Lot Size: | 868 m ² |
| Number of Floors: | 1 |
| Bedrooms: | 5 |
| Bathrooms: | 4 |
| Price: | 1,100,000.00 € |
| Updated: | Oct 29, 2024 |

Condition

Newbuild: yes

Location

| | |
|------------------------|-------------------|
| Country: | Croatia |
| State/Region/Province: | Istarska županija |
| City: | Vižinada |
| City area: | Vižinada |
| ZIP code: | 52447 |



Permits

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

Additional information

Energy efficiency: In preparation

Description

Description: EXCLUSIVE Beautiful views of spacious vineyards on gentle wooded hills preserve one of the most beautiful views in Istria. Numerous stone towns above the valley of the Mirna river offering history and interesting things that they can boast about. If there is a place that he will never forget, that at the same time exudes strong energy and peace, then it is certainly Vižinada. An imposing villa with a

swimming pool will be built in the autochthonous style, built into a gentle slope, which will consist of a ground floor and an upper floor, from which you have an unobstructed view of the olive groves and vineyards. You enter the first floor, designed as a night area with three bedrooms, each with its own bathroom and a storage room. The ground floor is reached by external or internal stairs and is the living part of the house, it will consist of one bedroom with a bathroom, a separate toilet for guests, a storage room. The open floor plan with almost 50m² and large glass walls offers a kitchen with a dining area and a spacious living room. On the same level, from the living room, there is an exit to a large covered terrace with a pergola and a beautiful view of the village. From the terrace, stairs descend to a new level where there will be a sun deck with pebbles, an infinity pool of 38m² and an outdoor summer kitchen with a fireplace. Another small descent leads to a private hot tub with a wooden sun deck. On the lowest level there is a bowling alley. The house will use quality materials, it will be built of reinforced concrete and brick with 10 cm thermal insulation on the outside of the wall, PVC joinery will be installed. The roof has a traditional Mediterranean look, part of the facade is traditionally carved and part plastered. The floor heating system is connected to the heat pump, a separate air conditioning system will be used for cooling. You can feel the wonderful fusion of tradition and the present at every step, a truly perfect combination of peace and a quick return to the hustle and bustle of content. An opportunity for every lover of untouched nature or an investment with a faster return on invested funds! For any additional information you are interested in or if you want to view the property, please call the licensed agent with many years of experience in real estate: LORENA KOGEJ Licensed agent Mobile 091/738-7200 Telephone 052/639-276 lorena.kogej@dogma-nekretnine.com SANDRA MILETIĆ Licensed agent Mobile 091/988-5843 Telephone 052/639-276 sandra.miletic@dogma-nekretnine.com ID CODE: IS1507907

Additional contact info

Reference Number: 675897
Agency ref id: IS1507907