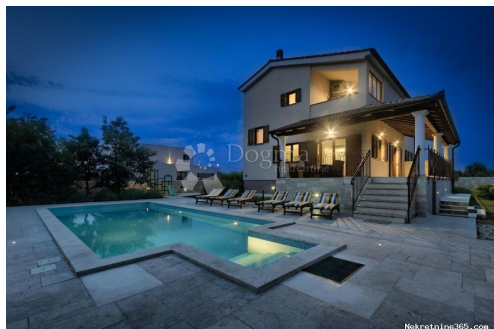


## PREKRASNA VILA U OKOLICI SVETVINČENTE, Svetvinčenat, House



### 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:	PREKRASNA VILA U OKOLICI SVETVINČENTE
Property for:	Sale
House type:	detached
Property area:	294 m <sup>2</sup>
Lot Size:	2000 m <sup>2</sup>
Bedrooms:	7
Bathrooms:	5
Price:	650,000.00 €
Updated:	Oct 29, 2024

### Condition

Built:	2013
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### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Svetvinčenat
City area:	Svetvinčenat
ZIP code:	52342

### Additional information

Energy efficiency:	A+
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### Parking

Number of parking spaces:	4
Covered parking space:	yes

### Description

Description:	SVETVINČENAT. For sale is a beautiful villa, in the vicinity of Svetvincenat, with a total area of 294 m <sup>2</sup> on a plot of 2000 m <sup>2</sup> surrounded by a dry stone wall 1.2 - 2 m. The villa extends through the basement, ground floor and first floor. Basement: multifunctional space, fitness and other sports activities, boiler room and utility rooms. Ground floor: - Bedroom with its own entrance hall and bathroom (shower, bidet, toilet, sink), equipped with its own air conditioning, SAT / TV, safe; approx. 26m <sup>2</sup> - Living room with kitchen and dining room - approx.
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55m<sup>2</sup>, air conditioning, SAT / TV - anteroom for washing machine and dryer - bathroom for guests or for people who may sleep on the couch in the living room (shower, toilet, sink) - exit to the covered terrace of 36m<sup>2</sup> overlooking the pool and fireplace First floor: - Bedroom with its own entrance hall and bathroom (shower, bidet, toilet, sink), equipped with its own air conditioning, SAT / TV, approx. 22m<sup>2</sup> - Bedroom with its own entrance hall and bathroom (shower, bidet, toilet, sink), equipped with its own air conditioning, SAT / TV, approx. 26m<sup>2</sup> - Bedroom with its own entrance hall and bathroom (bath, bidet, toilet, sink), equipped with its own air conditioning, SAT / TV, approx. 25m<sup>2</sup> - this room also has access to a balcony of 7m<sup>2</sup> overlooking the pool and the sea in the distance. In the garden there is the already mentioned pool of 36 m<sup>2</sup> and parking for 4 cars, of which two parking spaces are covered. Children's playground and mini golf nearby. The certificate of energy class A + speaks of the quality of construction. The villa is well rented during the season. Owner legal entity. Any additional information that interests you or if you want to see the property, call with confidence a licensed agent with many years of experience in real estate: LORENA KOGEJ Licensed agent Mob 091 / 738-7200 Phone 052 / 639-276 [lorena.kogej@dogma-nekretnine.com](mailto:lorena.kogej@dogma-nekretnine.com) ID CODE: 10171

### Additional contact info

Reference Number: 678430  
Agency ref id: 10171