

## Kuća na velikom zemljištu u Središnjoj Istri, Žminj, House



### Seller Info

Name: Unikat Immobilien  
First Name: Unikat  
Last Name: Immobilien  
Company: UNIKAT IMMOBILIEN  
Name: ISTRIEN d.o.o.  
Service Type: Selling and renting  
Website: <https://unikat-immobilien.com/>  
Country: Croatia  
Region: Istarska županija  
City: Poreč  
ZIP code: 52440  
Address: Partizanska 6A  
Mobile: +385 99 591 2785  
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About us: Our real estate agency with

many years of experience is mainly active on the west coast of Istria. In addition to a classic real estate offer (houses, villas, flats, apartments, land), you can also find a large range of turnkey construction projects with us.

We mediate in the purchase and sale of real estate, mediation of turnkey construction projects and support for these projects, obtaining the categorization for the rental of your property, transfer of the meters after a property purchase to the new owner.

Through our business partners we can offer: Creation of purchase contracts, preliminary contracts, translation of these contracts into your national language, tax advice and accounting.

Thanks to our extraordinary language skills (native German, Croatian and fluent English, spoken and written), we can provide you with comprehensible and detailed advice so you could benefit from our experience in the Istrian real estate market and in construction.

## Listing details

### Common

Title:	Kuća na velikom zemljištu u Središnjoj Istri
Property for:	Sale
House type:	detached
Property area:	250 m <sup>2</sup>
Lot Size:	1850 m <sup>2</sup>
Bedrooms:	5
Bathrooms:	4
Price:	890,000.00 €
Updated:	Nov 04, 2024

### Condition

Newbuild:	yes
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### Location

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

### Additional information

Energy efficiency:	In preparation
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### Heating

Central heating:	yes
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## Parking

Number of parking spaces: 2

## Description

Description: Planned building project - villa surrounded by nature, 30 km from the sea and 7 km from Žminj. The project can still be adapted to the wishes of the customer. A living space of 250 m<sup>2</sup> is planned through the ground floor and first floor. On the ground floor there is an entrance hall, a kitchen, a dining room with a living room that has direct access to the terrace and garden, a guest toilet, a storage room and a technical room. Upstairs there are three bedrooms, each with its own bathroom, two of the rooms also have their own balcony. The heating and cooling of the house is designed as underfloor heating in the bathrooms and fan convectors in other rooms via a heat pump with solar collectors. On the outside, there is a heated swimming pool with a sunbathing area, a garden and a barbecue with a canopy. The parking lot for two vehicles will be covered. The villa is being sold unfurnished. If the buyer wishes, it is possible to include interior decoration for an additional charge. ID CODE: 417

## Additional contact info

Reference Number: 679576  
Agency ref id: 417  
Contact phone: +385 99 5912785