

## Kanfanar - prekrasna autohtona kamena kućica, Kanfanar, House



### Seller Info

Name: ReMax Centar nekretnina  
First Name: ReMax  
Last Name: Centar nekretnina  
Company Name: ReMax Centar Nekretnina  
Service Type: Selling and renting  
Website: <https://www.remax-centarnekretnina.com>

Country: Croatia  
Region: Primorsko-goranska županija  
City: Rijeka  
ZIP code: 51000  
Address: Krešimirova 12a  
Phone: 0038551635350  
About us: RE / MAX Real Estate Center

is the largest RE / MAX franchisor in Croatia with 8 offices in the following cities: Zagreb, Rijeka, Pula, Poreč, Umag, Rovinj, Opatija and Crikvenica. For more than 12 years, Re / max Real Estate Center has been operating as a local expert in areas where it operates with over 90 sales representatives.

The company is focused on providing the highest quality and most personalized real estate buying and selling services to its clients. A reliable advisor for the Croatian real estate market, Re / max Real Estate Center is determined to maintain strict standards of excellence through continuous indicators of success in real estate sales and by supporting the value of the Re / max brand.

Reg No.: 656/2009

## Listing details

## Common

Title:	Kanfanar - prekrasna autohtona kamena kućica
Property for:	Sale
House type:	detached
Property area:	45 m <sup>2</sup>
Number of Floors:	1
Bedrooms:	2
Bathrooms:	1
Price:	166,000.00 €
Updated:	Nov 22, 2024

## Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Kanfanar
City area:	Kanfanar
ZIP code:	52352

## Additional information

Energy efficiency:	C
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## Description

Description:	<p>The house has a floor plan of 45 square meters and consists of an entrance, a covered terrace on the street side, a living room with a kitchen, a dining room that was arranged in the former barn, and a bathroom with a toilet on the ground floor. The first floor is reached by an internal wooden staircase, where there is a large bedroom with high ceilings with three classical windows and two skylights and a door leading to a spacious terrace created for summer enjoyment. The house is decorated with great care, with many stone details, wooden windows with shutters and wooden doors with good insulation. It is very pleasant both in summer and winter, in summer it is especially pleasant, i.e. fresh in the dining room, i.e. in the barn, and in winter it is easy to heat the entire space with two quality air conditioners, one on the ground floor and one on the first floor. At the end of 2023, Mramoterm marble slab heaters were installed for more efficient and affordable heating, so that the house is great both for a summer stay and for year-round living. The orientation is east-west and there is always enough light and airiness, and in the hot, summer months it is pleasant on the lower terrace, which is located on the eastern side, and in the afternoon the upper terrace is in the shade and you can enjoy the open space at any time. The house is fully, qualitatively and tastefully furnished and equipped and is being sold as such. It has a parking space for one larger car or two smaller ones. Construction and ownership documentation is in order. Energy certificate ID CODE: 300571006-136</p>
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## Additional contact info

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Agency ref id: 300571006-136  
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