

## SAMOSTOJEĆA PRIZEMNICA S LJETNOM TERASOM U PEROJU, Vodnjan, House



### Seller Info

Name: Family Nekretnine  
First Name: Family  
Last Name: Nekretnine  
Company Name: Family nekretnine d.o.o.  
Service Type: Selling and renting  
Website: <https://family-nekretnine.hr>  
Country: Croatia  
Region: Istarska županija  
City: Pula  
ZIP code: 52212  
Address: Smareglina ulica 5  
Phone: 0038552521111  
About us: Family nekretnine d.o.o. is a licensed real estate brokerage company registered in the Register of Brokers, which has a very passionate, ambitious, experienced and professional and empathetic approach to each client in order to provide them with the highest quality and carefree real estate brokerage service.

### Listing details

#### Common

Title: SAMOSTOJEĆA PRIZEMNICA S LJETNOM TERASOM U PEROJU  
Property for: Sale  
House type: detached  
Property area: 60.0 m<sup>2</sup>  
Bedrooms: 2  
Bathrooms: 1  
Price: 199,000.0 €  
Updated: Dec 07, 2024

#### Condition

Last renovation: 2023

#### Location

Country: Croatia  
State/Region/Province: Istarska županija  
City: Vodnjan  
City area: Peroj

## Permits

Ownership certificate: yes



## Additional information

Infrastructure: Water, Electricity

## Description

Description:

On the beautiful Southwestern coast of the Istrian peninsula, there is a small coastal settlement called Peroj, a settlement rich in historical heritage, and wonderfully located with a beautiful old town core. The old town center and most of the basic necessary facilities in Peroj are located on a beautiful hill that offers a beautiful view of the sea and the Brijuni islands, the village also has a coastline with beautiful beaches and a newly renovated promenade, which raises its level of quality year after year by investing in the aforementioned content and culture. Right in Peroj, in an excellent location, only 1.3 km from the sea, this detached single-storey house with a total area of 60 m<sup>2</sup> with an outdoor covered terrace is located. The house consists of two bedrooms, living room with kitchen and one bathroom. The house is located in an irreplaceable location and has a well-maintained road to the beach, and it is located on a well-maintained plot of 455 m<sup>2</sup>, which is bordered by a traditional stone dry wall. The property is accessed via an arranged access road. The distance from the center is only 450 m.

**HIGHLIGHTED:** Furnished house Quiet and attractive location Proximity to the beach and accompanying amenities The house was completely renovated in 2023., from the base plate, walls and installations to the new roof. Thermal insulation of the facade of 10 cm was installed, as well as the roof structure. For heating, floor heating is used in all areas and a pellet stove in the living room. The installations for the installation of air conditioners have been prepared. The house has excellent insulation, which contributes to energy savings, and new white PVC joinery has been installed. The mentioned house represents a very attractive property due to its location, proximity to the beach and other accompanying facilities. It presents the future buyer with an excellent investment to enjoy the nature and peace offered by this real estate location. **FOR ALL ADDITIONAL INFORMATION:** Luka Zunic Licensed agent +385 99 598 77 84 luka.zunic@family-nekretnine.hr

## Additional contact info

Reference Number: 694469  
Agency ref id: 2163  
Contact phone: +385 (99) 598-7784