



EXCLUSIVE DETACHED HOUSE IN AN ATTRACTIVE LOCATION

📍 Šišan, Ližnjan

🏠 141,000 €
2,474 €/m²



In the southeastern part of the Istrian peninsula is located the increasingly attractive Municipality of Ližnjan. As can be seen, Ližnjan is becoming one of the leading tourist destinations in Istria due to its beautiful geographical orientation, proximity to the city of Pula, the airport and with a large number of investments in infrastructure, facilities and the coastline in recent years.

This detached single-storey house with a total area of 57 m² is located in Šišan and is currently in the unfinished phase. The property needs renovation and is located on a spacious plot of land of 497 m². The house has a solution for electricity connection and a house



number, and there is a water well and a septic tank of 24 m³ on the plot. Reinforced concrete slabs have also been made.

The above-mentioned object represents a very interesting property in a quiet and attractive location and offers the future owner the possibility of arranging it according to his own taste, whether for vacation, recreation or enjoyment in the same in terms of family life, and in accordance with the desire of the same, offers the possibility of engaging in catering activities, renting it out, and a faster return on invested funds. The property is located near all the supporting facilities that are necessary for life, shops, banks, schools, kindergartens, pharmacies, post offices, also in the immediate vicinity of the city of Pula.

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Dean Žunić

Licensed agent

Summary

LOCATION	Šišan, Ližnjan	PROPERTY ID	2547
PRICE	141,000 €	TYPE	House
AREA	57 m ²	GARDEN AREA	440 m ²
YEAR BUILT	-	YEAR RENOVATED	-
ORIENTATION	-	NUMBER OF FLOORS	-
ROOMS	3	BEDROOMS	2
BATHROOMS	1	TOILETS	-
DISTANCE FROM SEA	-	DISTANCE FROM CENTER	-
PARKING	Yes	PARKING SPACES	2
POOL	-	VIEW AT	-
ACCESS ROAD	-	JOINED ROOMS	-
CEILING HEIGHT	260 cm	ELEVATOR	-
HEATING	-	JOINERY	None
WALLS MATERIAL	Brick	WALLS CONDITION	-
TILES	No tiles	PARQUET	There is none
FACADE	-	ROOF	-
INTERNAL STAIRS	-	EXTERNAL STAIRS	-
OWNERSHIP TYPE	Orderly	CERTIFICATE OF OWNERSHIP	Yes
USAGE PERMIT	-	ENERGY CERTIFICATE	-



Extra features

- Access road
- Yard

Infrastructure

- Water

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