ID: 2670

ATTRACTIVE SPACIOUS VILLA WITH POOL

Krnica, Marčana

757,000 €
2,610 €/m^2







Marčana is located southeast of Pula in the southeast of the Istrian peninsula at the intersection of the Pula - Labin and Vodnjan - Krnica roads. Marčana has a rich history and is definitely a destination for vacation lovers and overcrowded tourist centers. Here you can expect beautiful untouched nature and interesting historical monuments in a location where the coastal zone in Istria is the least urbanized with crystal clear sea. An excellent location for an active vacation, tourism and a top-notch offer of gastronomic restaurants.

A villa with a total living area of 220 m2 that is sold equipped and furnished with everything you need for life or for tourism. The villa is equipped with modern, beautiful furniture with spacious rooms. The entrance area is spacious and all rooms are connected - dining room,

living area, one bedroom and toilet. A modern staircase leads to the first floor, which is the only one that does not have an installed underfloor heating system. On the upper floor we have three spacious bedrooms with their own bathrooms and large daylight openings with anthracite-colored aluminum joinery in all rooms. All rooms and bathrooms are beautifully and well-equipped. From the rooms we have access to a very large terrace with a total area of 80 m2 from which we can enjoy a wonderful view while relaxing and resting on it. The terraces are very beautiful and completely covered with modern ceramics. The entire house is covered with ceramics and there is underfloor heating in the rooms and bathrooms. Everything is open-plan, whether on the first floor or ground floor, with large PVC sliding doors that lead to the terrace where you also have separate areas for relaxation, a part with a barbecue next to the property, as well as a part where there is a covered area for relaxation and a place to dine. The entire lower floor is connected to the entrance area, the outdoor area and the parking lot where we have 3 parking spaces upon arrival at the house.

Due to its spaciousness, the property offers great business potential for catering and rental activities, and has been used as a rental property for several years, which ensures a very high return on investment on an annual basis. It would certainly return the invested funds sooner this way, but it certainly offers the future owner the opportunity for a very comfortable family home in a very quiet location, yet close to all amenities and the city center.

FOR ALL ADDITIONAL INFORMATION AND VIEWING, FEEL FREE TO CONTACT ME;

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Summary

LOCATION	Krnica, Marčana	PROPERTY ID	2670
PRICE	757,000 €	TYPE	Villa

ID: 2670

Extra features

- Access road
- Terrace
- Balcony
- Pantry
- Garden
- Swimming pool
- Yard

Infrastructure

- Electricity
- Water

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