ID: 2868

SPACIOUS STONE HOUSE WITH HIGH POTENTIAL IN A QUIET LOCATION

Marčana

590,000 €
1,967 €/m^2







The Istrian region is considered one of the most suitable regions for living, and offers many natural beauties supported by a warm Mediterranean climate and a very friendly local population. In Istria, on the southeastern part of the coast, the Municipality of Marčana is located, which covers a very large area of the coast, and over the years has been investing in its infrastructure and content, and is becoming increasingly interesting for investors because of its beautiful beaches and ports, and the Istrian style itself.

It is in Marčana that the aforementioned highly profitable and high-quality stone house with a total area of 300 m^2 is located and it extends over 3 floors. The ground floor of the

aforementioned property consists of an entrance hall, a very spacious living room connected to a dining area equipped with an indoor fireplace, a quality kitchen, two storage rooms, 2 guest toilets as well as a covered veranda with a stone floor, stone columns and a wooden structure. A semicircular staircase equipped with a wrought iron railing leads to the second floor of the property, where there are two comfortable bedrooms, a bathroom, a storage room and a balcony overlooking the pool. On the third floor there are also two bright bedrooms, a bathroom and a balcony. From the same floor there is also access to the gallery, which is equipped with a bed. The interfloor structure of the stone house is made of reinforced concrete slabs, the floors are covered with parquet and ceramics, the heating and cooling system is regulated by an air conditioning unit per floor and central heating installations have been carried out. The entire building has wooden joinery with double glazing and 7 gas chambers. In the garden there is a 20 m^2 swimming pool with the possibility of installing a pool heating installation, a covered dining area, a boiler room and a fireplace.

The above-mentioned highly profitable property offers a very interesting opportunity considering its impressive living area, ideal quiet location, as well as the quality of construction, and therefore offers the future owner the possibility of arranging it for family life or as a tourist rental, which would certainly speed up the return of invested funds.

FOR ALL OTHER INFORMATION, CALL:

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Summary

LOCATION	Marčana	PROPERTY ID	2868
PRICE	590,000 €	TYPE	House
AREA	300 m²	GARDEN AREA	197 m²
YEAR BUILT	-	YEAR RENOVATED	-
ORIENTATION	-	NUMBER OF FLOORS	-
ROOMS	6	BEDROOMS	5
BATHROOMS	2	TOILETS	2
DISTANCE FROM SEA	-	DISTANCE FROM CENTER	-
PARKING	Yes	PARKING SPACES	2
POOL	Yes	VIEW AT	-
ACCESS ROAD	-	JOINED ROOMS	-
CEILING HEIGHT	260 cm	ELEVATOR	-
HEATING	Central, Air conditioning	JOINERY	Wooden, Very good
WALLS MATERIAL	Stone, Concrete	WALLS CONDITION	-
TILES	-	PARQUET	Good
FACADE	-	ROOF	Channels
	Excellent		-

INTERNAL STAIRS		EXTERNAL STAIRS	
OWNERSHIP TYPE	Orderly	CERTIFICATE OF OWNERSHIP	Yes
USAGE PERMIT	Yes	ENERGY CERTIFICATE	-

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Extra features

- Balcony
- Pantry
- Swimming pool
- Yard

Infrastructure

- Electricity
- Water

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