ID: 3196

HOUSE WITH ESTABLISHED LEASE - EXCELLENT INVESTMENT OPPORTUNITY

Vodnjan

520,000 €
3,399 €/m^2







Vodnjan is a small historic town in the southern part of Istria, not far from Pula. It is known for its narrow stone streets, old houses and rich cultural heritage. Vodnjan is also known for the production of olive oil, wine and traditional Istrian food.

For sale is a beautiful detached house located in a quiet environment near Vodnjan. The house is a high single-storey house, with a functional layout and is pleasant for family life or vacation. It consists of three bedrooms, a spacious living room, two bathrooms and a beautiful winter garden that provides additional space for relaxation throughout the year. The interior is laid with laminate and tiles, which ensures practicality and easy maintenance.

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There is a swimming pool in the yard, ideal for enjoying warm summer days and socializing with family and friends. The house is equipped with PVC joinery, which contributes to energy efficiency and a pleasant temperature throughout the year. Heating is regulated by air conditioning and a wood stove, which allows flexibility and a cozy atmosphere during the winter months.

The property is located in a quiet location, yet close to all necessary amenities and the town of Vodnjan. Buying a house near Vodnjan is a good decision because you get peace, nature, proximity to the sea and a good investment in tourism.

FOR ALL OTHER INFORMATION CALL:

+385 97 7744 467
danijela.milotic@family-nekretnine.hr
Danijela Milotić
Assistant in mediation

Summary

LOCATION	Vodnjan	PROPERTY ID	3196
PRICE	520,000 €	TYPE	House
AREA	153 m²	GARDEN AREA	640 m²
YEAR BUILT	2012.	YEAR RENOVATED	2024.
ORIENTATION	-	NUMBER OF FLOORS	-
ROOMS	5	BEDROOMS	3
BATHROOMS	2	TOILETS	1
DISTANCE FROM SEA	-	DISTANCE FROM CENTER	-
PARKING	Yes	PARKING SPACES	-
POOL	Yes	VIEW AT	-
ACCESS ROAD	-	JOINED ROOMS	-
CEILING HEIGHT	-	ELEVATOR	-
HEATING	Air conditioning, Wood stove	JOINERY	Excellent, PVC
WALLS MATERIAL	-	WALLS CONDITION	-
TILES	-	PARQUET	Laminate, Excellent
FACADE	Excellent, Thermal insulation	ROOF	Mediterranean
INTERNAL STAIRS	-	EXTERNAL STAIRS	-
OWNERSHIP TYPE	Orderly	CERTIFICATE OF OWNERSHIP	Yes
USAGE PERMIT	Yes	ENERGY CERTIFICATE	-

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Extra features

- Garage
- Access road
- Tavern
- Pantry
- Garden
- Swimming pool
- Yard

Infrastructure

- Electricity
- Water
- Phone line
- Optical internet

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