ID: 3368

HOUSE FOR SALE WITH TWO OUTBUILDINGS – GREAT POTENTIAL

Gerovo, Čabar

207,500 €
857 €/m^2







RARELY AVAILABLE ON THE MARKET - ESTATE IN THE HEART OF GORSKI KOTAR, ČABAR

In the untouched nature of Gorski Kotar, in the peaceful and green surroundings of Čabar, there is an estate that offers the perfect combination of privacy, nature and enormous potential. This area is known for its fresh air, dense forests, peace and the increasingly sought-after escape from the city crowds. Ideal for family life, a weekend house, a family farm, a tourist investment or a perfect place to relax throughout the year.

The entire estate is for sale, which includes a house of 90 m^2, two legalized outbuildings and a spacious yard of 1556 m2. In addition to the estate itself, there is also an additional plot of land with a total area of 13000 m^2, which gives this property a special value and numerous possibilities for use.

The floors in the house are covered with ceramics and laminate in the rooms, while the carpentry is wooden, and thus the house exudes the warmth of home and provides an excellent basis for a comfortable life or adaptation into a modern mountain vacation home. The house consists of a hallway and entrance hall, kitchen with dining room, bathroom and two spacious rooms. The entire estate presents a beautiful image and offers a number of advantages:

- House of 90 m^2
- 2 legalized farm buildings
- Yard of 1556 m^2
- Total land of 13000 m^2
- Complete infrastructure available
- Great potential for living, vacation or investment
- Move in immediately

Of special interest are two legalized commercial buildings that offer great potential - for a workshop, warehouse, garages, apartments, tourist facilities, OPG or other business and private purposes.

Properties like this are a real rarity today - enough space for living, working, vacationing and future plans in one location. If you are looking for peace, nature and a property with huge potential, this is an opportunity you don't want to miss.

FOR ALL OTHER INFORMATION CALL:

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Summary

LOCATION	Gerovo, Čabar	PROPERTY ID	3368
PRICE	207,500 €	TYPE	House
AREA	242 m²	GARDEN AREA	13,000 m²
YEAR BUILT	-	YEAR RENOVATED	-
ORIENTATION	-	NUMBER OF FLOORS	-
ROOMS	3	BEDROOMS	2
BATHROOMS	1	TOILETS	-

family
real estate

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DISTANCE FROM SEA	-	DISTANCE FROM CENTER	-
PARKING	Yes	PARKING SPACES	6
POOL	-	VIEW AT	Greenery
ACCESS ROAD	-	JOINED ROOMS	-
CEILING HEIGHT	-	ELEVATOR	-
HEATING	Wood stove	JOINERY	Wooden, Very good
WALLS MATERIAL	Concrete	WALLS CONDITION	-
TILES	-	PARQUET	Laminate
FACADE	Good	ROOF	-
INTERNAL STAIRS	-	EXTERNAL STAIRS	-
OWNERSHIP TYPE	Ordenly	CERTIFICATE OF OWNERSHIP	-
USAGE PERMIT	-	ENERGY CERTIFICATE	-

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Extra features

- Access road
- Tavern
- Pantry
- Garden
- Yard
- Forest

Infrastructure

- Electricity
- Water
- Phone line

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