ID: 3487

XCLUSIVE SALE APARTMENT WITH A GARDEN IN FAŽANA

Fažana

410,000 €
3,178 €/m^2







Fažana is one of the most desirable locations on the southwestern coast of Istria, known for its well-maintained beaches, picturesque waterfront, Mediterranean atmosphere and immediate proximity to Brijuni National Park. Situated only 130 metres from the sea and approximately 400 metres from the centre of Fažana, the location provides quick access to beaches, shops, restaurants, promenades and all amenities required for comfortable everyday living or a relaxing holiday. At the same time, the quiet residential neighbourhood with minimal traffic offers privacy and a pleasant environment for year-round living.

The property for sale is an exceptionally spacious and functionally arranged apartment with a south-west orientation, including a private garden, two parking spaces and a storage room. The garden features a covered terrace and a designated area for barbecuing and outdoor gatherings, providing an excellent alternative to a balcony.

The apartment consists of two spacious bedrooms, a separate toilet, a bathroom, a hallway, a kitchen and a large open-plan living and dining area with a fireplace. The kitchen is made of solid wood, while the remaining furniture may be purchased separately, subject to agreement with the owner.

High-quality parquet flooring has been installed in the living and dining area and in both bedrooms, while the kitchen, hallway, bathroom and toilet are finished with ceramic tiles. The apartment is equipped with PVC windows and shutters, individual gas central heating and three air-conditioning units – one in the living room and one in each bedroom.

This property represents a rare opportunity for buyers seeking a combination of an exceptional location, spacious interior and private outdoor space in the immediate vicinity of the sea. Two parking spaces, a garden with a covered terrace, a peaceful setting and suitability for year-round living make it an excellent choice for family living, a private holiday home or tourist rental. The proximity to the sea and the centre of Fažana further enhances its long-term value and market potential.

KEY PROPERTY FEATURES

- only 130 m from the sea and approximately 400 m from the centre of Fažana
- quiet residential location with minimal traffic
- two spacious bedrooms
- large open-plan living and dining area with a fireplace
- separate bathroom and additional toilet
- private garden with a covered terrace and barbecue area
- two parking spaces and a storage room
- south-west orientation
- individual gas central heating and three air-conditioning units
- PVC windows with shutters and high-quality thermal insulation façade
- solid wood kitchen
- possibility of purchasing additional furniture by agreement with the owner

FOR FURTHER INFORMATION:

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Summary

LOCATION	Fažana	PROPERTY ID	3487
PRICE	410,000 €	TYPE	Flat
FLAT TYPE	Three rooms	AREA	129 m²
YEAR BUILT	2009.	YEAR RENOVATED	-
ORIENTATION	Southwest	NUMBER OF FLOORS	-
ROOMS	3	BEDROOMS	2
BATHROOMS	1	TOILETS	1
DISTANCE FROM SEA	-	DISTANCE FROM CENTER	-
GARDEN AREA	-	PARKING SPACES	2
POOL	-	VIEW AT	Greenery and residential area
ACCESS ROAD	-	JOINED ROOMS	-
CEILING HEIGHT	-	ELEVATOR	-
HEATING	Zonal, Air conditioning	JOINERY	Excellent, PVC
WALLS MATERIAL	-	WALLS CONDITION	-
TILES	-	PARQUET	Excellent
FACADE	Excellent, Thermal insulation	ROOF	-
INTERNAL STAIRS	Excellent	EXTERNAL STAIRS	Excellent
OWNERSHIP TYPE	Orderly	CERTIFICATE OF OWNERSHIP	Yes
USAGE PERMIT	Yes	ENERGY CERTIFICATE	-

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Extra features

- Pantry
- Garden

Infrastructure

- Electricity
- Water
- Gas
- Sewerage

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