ID: 2156

A HOUSE IN A GREAT LOCATION WITH A SWIMMING POOL AND SEA VIEW

Peroj, Vodnjan

410,000 €
1,145 €/m^2



On the beautiful Southwestern coast of the Istrian peninsula, there is a small coastal settlement called Peroj, a settlement rich in historical heritage, and beautifully located with a beautiful old town core. The old town center and most of the basic necessary facilities in Peroj are located on a beautiful hill that offers a beautiful view of the sea and the Brijuni islands, the village also has a coastline with beautiful beaches and a newly renovated promenade, which raises its level of quality year after year by investing in the aforementioned content and culture .

Only 350 meters from the center of Peroj and 650 meters from the sea is this spacious semi-detached house with a wonderful view of the sea. The house is spread over four floors and consists of a basement, upper ground floor, first floor and attic with a total gross area of 358 m^2. One of the advantages of this building is certainly the large terraces that have a wonderful view of the sea on the west side. Every room, with the exception of the basement, has access to a private terrace with a view of the sea or greenery. In the courtyard of the house on the west side there is a swimming pool with a total area of 25 m^2. The building has two parking spaces, one in the garage and one open parking space. The house is sold in the roh-bau phase with installed gray PVC carpentry and installed installation of the first phase of water and electricity, as well as plastered walls. For heating and cooling in each room, the first stage for the air conditioning units was laid and a chimney was prepared for the possible installation of a stove. An installation for solar panels on the roof has also been saved.

BASEMENT (84 m^2) - Room with bathroom, living room and boiler room.

HIGH GROUND FLOOR (110 m^2) - Kitchen and living room with access to the terrace, bathroom, bedroom with bathroom and terrace,

FIRST FLOOR (84 m^2) - Three bedrooms with separate bathrooms and access to terraces, shared terrace

ATTIC (41 m^2) - One bedroom with a terrace overlooking the sea and the islands of Brijuna.

AUXILIARY FACILITIES - Garage and swimming pool in the yard of the house

HIGHLIGHTED:

Sea View
Neat papers
Swimming pool 25 m^2
5 bedrooms

Due to its location, proximity to the sea, orientation, the said property represents a great potential for future buyers and offers the possibility of engaging in the catering activity of renting, which would significantly speed up the return of invested funds or enjoying it for family life near all the accompanying facilities and beaches.

FOR ALL ADDITIONAL INFORMATION:

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Summary

LOCATION	Peroj, Vodnjan	PROPERTY ID	2156
PRICE	410,000 €	TYPE	House
AREA	358 m²	GARDEN AREA	-
YEAR BUILT	2024.	YEAR RENOVATED	-
ORIENTATION	West	NUMBER OF FLOORS	-
ROOMS	8	BEDROOMS	6
BATHROOMS	6	TOILETS	1
DISTANCE FROM SEA	-	DISTANCE FROM CENTER	-
PARKING	Yes	PARKING SPACES	2
POOL	Yes	VIEW AT	Sea view
ACCESS ROAD	Yes	JOINED ROOMS	Garage
CEILING HEIGHT	-	ELEVATOR	-
HEATING	Pellet stove, Air conditioning, Wood stove	JOINERY	Excellent, PVC
WALLS MATERIAL	Brick, Concrete	WALLS CONDITION	Excellent
TILES	-	PARQUET	-
FACADE	There is none	ROOF	Channels
INTERNAL STAIRS	Excellent	EXTERNAL STAIRS	Excellent
OWNERSHIP TYPE	Proper Ownership	CERTIFICATE OF OWNERSHIP	Yes
USAGE PERMIT	-	ENERGY CERTIFICATE	-

Extra features

- Garage
- Access road
- Terrace
- Balcony
- Pantry
- Garden
- Sea View
- Yard

Infrastructure

- Electricity
- Water
- Sewerage
- Phone line

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