

Luxury villa for holiday-like living

800.000 €
3.828 €/m^2

What is better than being on vacation in a private modern villa with a pool?

The pleasure of enjoying it, all year round.

You want to have everything for yourself - in this villa in a quiet village in central Istria, near Savicenta, you can enjoy the comfort of 209 m2.

If you like to spend time outside, you will not be disappointed with the large grassy yard of 1,830 m2. There is also a children's playground where children can have fun while you sunbathe by the pool.

Opt for refreshment during the summer heat, you will be happy to hear that the pool is ideal for children and adults - it is made so that everyone can enjoy the joys of summer. The pool has a shallower part where children can play safely and adults can play with them or swim in the deeper part of the pool.

And when lunchtime comes, light a fire in the outdoor fireplace and make a delicious barbecue dish that you can enjoy on the covered terrace.

The whole villa has enough space that can be enjoyed by your guests, who will surely share the peace that you can enjoy every day.

Modern interior design meets all your needs for a comfortable and functional home - attractive concrete ceilings, quality ceramics and air conditioning cooling...

The spacious living room with large windows provide a lot of natural light throughout the year, and you will not be disappointed by the fireplace that will keep you warm on cold winter nights.

The open design concept continues in the kitchen and dining room and provides plenty of space for cooking and socializing with family.

The best part is that you can send the kids to play - in a separate section - where they will have fun while cooking lunch while keeping an eye on them at the same time.

With 3 bedrooms with en suite bathrooms upstairs, you can comfortably accommodate your family and invite friends to sleep over.

And in the morning, after waking up, get out of the comfortable bed straight to the terrace and have your first cup of coffee overlooking the property.

In the yard, there is space for 3 cars - for secure parking inside the property.

If you still want to use the villa only when you need a vacation, you can always rent a villa and thus generate passive income.

Do you want to see the villa and feel the invitation to vacation?

Send us an inquiry (info@maris.hr) or call us on +385 (0) 98 1900 688 and we will be happy to organize a private tour or sightseeing via video call.

The nearest beaches are 16 km away. The shop is located only 80 m from the property.

Restaurants and agritourisms where you can taste local cuisine are located in the vicinity.

If you are looking for an active trip, only 4 km away there is a buggy, quad, kayak and other adrenaline fun.
Pula Airport is 26 km away, Venice Airport is 261 km away and the nearest motorway entrance is 13 km away. Distance from cities: Pula 27 km, Rovinj 31 km, Fažana 21 km, Zagreb 241 km, Vienna 576 km.

Thinking about installing solar panels? Read what to consider before installing a solar power system with battery storage and when to consider a grid connection or a stand-alone off-grid system.

Summary

Location	Svetvinčenat	Property ID	2453
Price	800.000 €	Type	house
Area	209 m²	Land area	1.830 m²
Bedrooms	3	Bathrooms	3
Parking spaces	3	Parking spaces (garage)	-
Floor	ground floor	Orientation	South
Ownership type	Ownership 1/1	Owner	Private owner
Price/m²	3.828 €	Real estate transfer tax	3%
Energy certificate	A+	Subtype	detached, family house, villa

Distances

Center	7 km
Venezia airport	261 km
Sea	16 km
Near a bigger city	31 km
Pula airport	26 km
Store	80 m
Restaurant	300 m

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