



## EXCLUSIVE HOUSE ON AN ATTRACTIVE BUILDING LAND

 Peroj, Vodnjan

 **129,900 €**  
6,186 €/m<sup>2</sup>



Not far from the beautiful southwestern coast of the Istrian peninsula is the town of Vodnjan, a town rich in historical heritage and culture, and beautifully located with a beautiful old town center. The old town center and most of the basic amenities in Vodnjan are located on a beautiful hill that offers a beautiful view of the sea and the Brijuni Islands.

The aforementioned building plot of 500 m<sup>2</sup> with a built-up farm building of 21 m<sup>2</sup> is located in Peroj, in a very attractive location. The plot is of regular rectangular shape, flat terrain and is accessed from a public road. The plot also has water and electricity connections. The location



is ideal in terms of proximity to all accompanying facilities and the sea. The property is owned by a company, which means that the listed price does not include VAT.

The aforementioned land represents a very interesting property considering its area and the prepared project, which allows for a quick start of construction and offers the future owner the opportunity to build a family housing facility or the possibility of building a facility for renting out catering services, as well as a very quick return on invested funds.

FOR ALL OTHER INFORMATION, CALL AT:

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Dean Zunic

Licensed agent

## Summary

|                   |                   |                          |                    |
|-------------------|-------------------|--------------------------|--------------------|
| LOCATION          | Peroj, Vodnjan    | PROPERTY ID              | 2687               |
| PRICE             | 129,900 €         | TYPE                     | House              |
| AREA              | 21 m <sup>2</sup> | GARDEN AREA              | 480 m <sup>2</sup> |
| YEAR BUILT        | -                 | YEAR RENOVATED           | -                  |
| ORIENTATION       | -                 | NUMBER OF FLOORS         | -                  |
| ROOMS             | 2                 | BEDROOMS                 | 1                  |
| BATHROOMS         | 1                 | TOILETS                  | -                  |
| DISTANCE FROM SEA | -                 | DISTANCE FROM CENTER     | -                  |
| PARKING           | Yes               | PARKING SPACES           | 1                  |
| POOL              | -                 | VIEW AT                  | -                  |
| ACCESS ROAD       | -                 | JOINED ROOMS             | -                  |
| CEILING HEIGHT    | -                 | ELEVATOR                 | -                  |
| HEATING           | -                 | JOINERY                  | -                  |
| WALLS MATERIAL    | -                 | WALLS CONDITION          | -                  |
| TILES             | -                 | PARQUET                  | -                  |
| FACADE            | -                 | ROOF                     | -                  |
| INTERNAL STAIRS   | -                 | EXTERNAL STAIRS          | -                  |
| OWNERSHIP TYPE    | Orderly           | CERTIFICATE OF OWNERSHIP | Yes                |
| USAGE PERMIT      | -                 | ENERGY CERTIFICATE       | -                  |



## Extra features

- Access road

## Infrastructure

- Electricity
- Water

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