ID: 2243

TWO-STORY NEW APARTMENT, SEA VIEW AND THREE BEDROOMS

Vodnjan

265,000 €
2,598 €/m^2







Not far from the beautiful Southwestern coast of the Istrian peninsula is the town of Vodnjan, a town rich in its historical heritage, culture, and wonderfully located with a beautiful old town core. 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.

Right in Vodnjan, not far from the center, and in an excellent location, there is this spacious, two-story apartment with an area of 102.51 m^2. The apartment is located on the second floor of a smaller family building and inside it there is a living room, a kitchen, a dining area with access to a terrace with a wonderful view of the Brijuni Islands, a bathroom and two

bedrooms. Stairs made of oak wood lead to the gallery where there is another bedroom and bathroom. There is a landing height along the entire gallery. The heating and cooling system is via four air conditioning units (each bedroom with its own air conditioning and one unit is located in the living room). PVC carpentry of double-layer glass with 7 gas chambers with ALU blinds and additional insulation was installed, as well as ceramics. The building was built to a high standard and has an 8 cm thermal facade. The property is close to all amenities such as shops, restaurants, cafes, pharmacies, schools, kindergartens, post offices, veterinary services, etc. The apartment has an auxiliary space on the ground floor of the building of 40 m2, which can be used for different purposes and according to the wishes of the future owner, in the sense of a laundry room, a tavern, a storage room or the like.
The mentioned real estate is extremely interesting due to its surface area, location, fantastic view of the sea, high quality and as such it represents an attractive investment whether in terms of family life or a great possibility of engaging in catering activities by renting and quickly returning invested funds.

FOR ALL OTHER INFORMATION, CALL AT:
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Licensed agent

Summary

LOCATION	Vodnjan	PROPERTY ID	2243
PRICE	265,000 €	TYPE	Flat
FLAT TYPE	Three rooms	AREA	103 m²
YEAR BUILT	2017.	YEAR RENOVATED	-
ORIENTATION	Southwest	NUMBER OF FLOORS	-
ROOMS	4	BEDROOMS	3
BATHROOMS	2	TOILETS	-
DISTANCE FROM SEA	-	DISTANCE FROM CENTER	-
GARDEN AREA	200 m²	PARKING SPACES	2
POOL	-	VIEW AT	Sea
ACCESS ROAD	Yes	JOINED ROOMS	-
CEILING HEIGHT	-	ELEVATOR	-
HEATING	Air conditioning	JOINERY	Excellent, PVC
WALLS MATERIAL	-	WALLS CONDITION	Excellent
TILES	Excellent	PARQUET	Excellent, Laminate
FACADE	Excellent, Thermal insulation	ROOF	-
INTERNAL STAIRS	-	EXTERNAL STAIRS	Excellent
OWNERSHIP TYPE	Orderly	CERTIFICATE OF OWNERSHIP	Yes
USAGE PERMIT	Yes	ENERGY CERTIFICATE	B

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Extra features

- Terrace
- Garden
- Sea View
- Yard

Infrastructure

- Electricity
- Water
- Sewerage

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