

Rovinj, imponantna kuća na savršenoj lokaciji, Rovinj, House



Seller Info

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Listing details

Common

Title: Rovinj, imponantna kuća na savršenoj lokaciji
 Property for: Sale
 House type: detached
 Property area: 492 m²
 Lot Size: 984 m²
 Number of Floors: 3
 Bedrooms: 16
 Bathrooms: 4
 Price: 1.00 €
 Updated: Apr 16, 2024

Condition

Built: 1980

Location

Country: Croatia
 State/Region/Province: Istarska županija
 City: Rovinj

City area: Rovinj
ZIP code: 52210



Additional information

Energy efficiency: In preparation

Parking

Covered parking space: yes

Description

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Istria, Rovinj, surroundings Rovinj is a city that year after year counts more and more visitors who come to enjoy romantic walks through the stone streets of the old town core, and as such has been declared champion of tourism several times. This large family house is located near beautiful beaches and a forest park that provides a perfect escape from the hustle and bustle of the city. It is located in a family settlement that is full of tourist facilities, and the walking distance from the sea and the same distance from the city center opens numerous possibilities for the future owner. The property is located on a plot of land measuring 984m², while the square footage of the house itself is slightly larger than 490m². It extends over four floors. In the basement there is a boiler room and a couple of spacious rooms that are still waiting for their rightful role. The entrance is on the outside, and there is a lot of daylight thanks to the windows that span the entire room. An external staircase leads to the upper floors, where there are one residential unit each with large covered terraces, each measuring 172m². On the first floor, there is the first apartment with a large living room, kitchen and dining room, four bedrooms, one storage room and two bathrooms. The second floor has the same layout as the first. The last floor, attic with a roof terrace overlooking the sea, residential square footage of 78m², which is in the renovation phase and its decoration is left to the imagination and possibilities of the new owner. There are 7 air conditioners responsible for heating and cooling, while central heating with two options, electricity and fuel oil, is installed through the house. The yard is spacious, cultivated with Mediterranean plants and trees that offer much-needed shade in the summer months, offers enough parking spaces for your tin pets, and two spaces are also covered. There is no pool, but there is plenty of space for one with accompanying facilities. In order for this house to shine in its full glory, a conceptual project was created for an apartment house of 6 units, with a spa area in the basement. It is also possible to purchase and cooperate in the direction of joint investment with the current owners. Considering the location, which is one of the most sought-after in the city, and the proximity of all the necessary facilities for living and enjoying it, this property, with a little imagination and renovation, can

be turned into a perfect oasis that would provide visitors with the opportunity to rest, but also perfect housing in a peaceful zone of the city with the addition of income that would come during the warm summer months. ID CODE: 1029-441

Additional contact info

Reference Number: 513659
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