

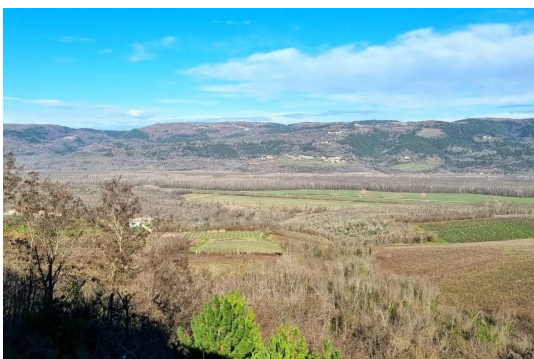
ISTRIA ADRIA

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Code :	11201
Location :	Motovun
Building size :	200 m ²
Lot size :	2275 m ²
Garden size :	0.00 m ²
Number of floors :	1
Number of bedrooms :	3
Number of rooms :	3
Number of bathrooms :	2
Energy efficiency :	Not specified

Price : 325.000 €

For sale is a house located in an exceptionally quiet area, offering a captivating view of Motovun and the surrounding Istrian landscape. The property is surrounded by a large yard, and beneath the house, there are terraced green areas that emphasize the natural and authentic character of the estate.

The spacious yard allows for pleasant outdoor living and provides ample parking space for multiple vehicles. The price also includes an additional building plot, ideal for constructing a house with a pool or a separate guest accommodation.

A special charm is added to the estate by a stream that flows year-round, creating a peaceful and relaxing atmosphere. The house is older and in need of renovation, but due to its location and the size of the land, it represents an excellent opportunity to create an idyllic home or a tourist oasis.

Separate sale options:

House: €195,700

Building land (if sold separately): €164,800

The properties can be purchased together or separately, depending on the buyer's needs.

For any additional information and to schedule a viewing, please