

ISTRIA ADRIA**Pot za Brdom 102, 1000 Ljubljana****e-mail: info@istria-adria.com****web: istria-adria.com****info: +386 59 200 071**

Code :	13831
Location :	Marčana
Building size :	254 m2
Lot size :	174 m2
Garden size :	0.00 m2
Distance from center :	150 m
Distance from sea :	9000 m
Number of floors :	3
Number of bedrooms :	5
Number of rooms :	5
Number of bathrooms :	2
Parking :	Yes
Air conditioning :	Yes
Energy efficiency :	Not specified
Year of construction :	1968

Price : 453.000 €

For sale are two fully renovated Istrian houses in Marčana, being sold together. Both properties are located next to each other in a quiet and attractive environment, ideal for living or tourist rental. The houses are designed in an authentic Istrian style, with modern amenities and a functional layout. The first house has approximately 122 m² of living space, featuring a living room, kitchen, dining area, two bedrooms, a bathroom, an additional toilet, and an attic. The second house has around 132 m² and includes a living room, kitchen, dining area, three bedrooms, a bathroom, a toilet, an attic, and a yard with a water cistern and parking space. The properties are well-maintained, with documentation and a usage permit, ready for immediate occupancy or rental. This offer is ideal for investors, larger families, or a combination of living and tourist business.

For more information, please

