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Code :	15689
Location :	Marčana
Building size :	170 m2
Lot size :	820 m2
Garden size :	0.00 m2
Distance from sea :	3000 m
Number of floors :	4
Number of bedrooms :	4
Number of rooms :	4
Number of bathrooms :	3
Energy efficiency :	Not specified
Year of construction :	1902

Price : 406.000 €

For sale is a completely renovated stone house with an area of 170 m², located in the very center of the village, on a spacious and fully fenced plot of 820 m².

The house has been restored while retaining its authentic Istrian character, and at the same time, it provides conditions for comfortable modern living and tourist rental.

The property consists of two separate apartments with permanent categorization and an established tourist rental history, as well as a large family apartment.

Each apartment has a kitchen, bathroom, living room, and a separate sleeping area, while the family apartment features a spacious open-concept living room with a kitchen and dining area, two bedrooms, a bathroom, and a large storage room.

A special value of the property is added by a stone cellar of 20 m², which includes an original brick fireplace. The yard features both covered and uncovered terraces, ideal for socializing, relaxing, and enjoying the outdoors.

The 820 m² plot is fully fenced, and the restored dry stone walls further emphasize the traditional Istrian character of the property.

Excellent location: a shop, restaurant, post office, and café are just about twenty meters away. The sea is approximately 3 km away.