

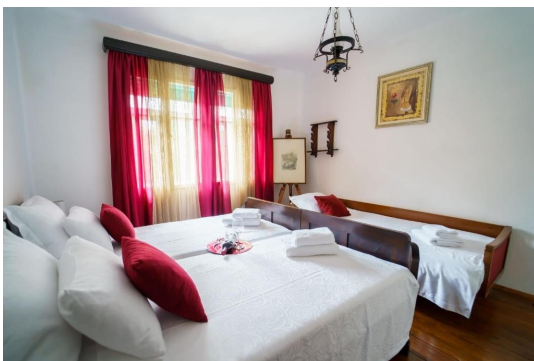
ISTRIA ADRIA

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Code :	15999
Location :	Delnice
Building size :	200 m2
Lot size :	394 m2
Garden size :	0.00 m2
Number of floors :	1
Number of bedrooms :	3
Number of rooms :	5
Number of bathrooms :	3
Number of toilets :	3
Basement :	Yes
Air conditioning :	Yes
Energy efficiency :	Not specified

Price : 370.000 €

Gorski Kotar, near Delnice – Property with Three Renovated Buildings and Tourism Potential

In a peaceful natural setting in Gorski Kotar, not far from Delnice, a well-maintained property with three separate buildings, a spacious garden and numerous possibilities for use is offered for sale.

The property is particularly interesting due to its layout – each building forms a separate unit, while together they offer the possibility of private living, holidays, tourist rental or a combination of different uses.

The first house is fully renovated, furnished and equipped, and ready for use. The entrance veranda leads into an interior consisting of a hallway, kitchen with dining area, an additional separate dining room, study and a spacious living room with plenty of natural light. The house has two bedrooms, while a separate relaxation area is equipped with a jacuzzi. A wood-burning stove and air-conditioning units provide a comfortable temperature throughout the year.

The second building offers two different possibilities of use. The upper level features a renovated apartment consisting of a kitchen connected to the living room and a bedroom. The apartment opens onto a large wooden terrace with an open view of the surrounding forest and greenery.

On the ground floor of the same building there is a spacious hall suitable for family and social gatherings, celebrations or as an additional facility within a tourism business. The space is

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equipped with a wood-burning stove, while a kitchen and two toilets are located at the rear.

The third and smallest building has been arranged as a separate studio apartment. Its position away from the other accommodation units provides additional privacy, while behind the house there is a private seating and outdoor relaxation area.

The garden connects all three buildings into one functional property and provides plenty of space for outdoor living, socialising and relaxation, surrounded by greenery and the forest landscape characteristic of this part of Gorski Kotar.

A major advantage of the property is the possibility of using it in different ways. The future owner can use one part privately and rent out the remaining units, continue developing a tourism business, or use the entire property as a place for holidays and gatherings with family and friends.

Three separate buildings, several accommodation and social spaces, and a natural setting close to Delnice make this property an attractive opportunity for buyers looking for more than a traditional holiday home – whether for private use, tourism purposes or a combination of both.