

## ISTRIA ADRIA

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<b>Code :</b>	09896
<b>Location :</b>	Pazin
<b>Building size :</b>	244 m2
<b>Lot size :</b>	341 m2
<b>Garden size :</b>	0.00 m2
<b>Number of bedrooms :</b>	4
<b>Number of rooms :</b>	6
<b>Number of bathrooms :</b>	2
<b>Energy efficiency :</b>	c

**Price :** 311.000 €

A family house with two apartments is for sale, Pazin, in the very heart of Istria, with a beautiful yard and a stunning view of Učka!

The house consists of two apartments, which makes it perfect for living and a rental investment.

The first, larger apartment is located on the ground floor and contains a spacious living room with a dining room, a fully equipped kitchen, while the attic has three comfortable bedrooms, a bathroom and a storage room.

The second apartment offers a romantic terrace with a panoramic view, a kitchen with a dining room, a bedroom and a bathroom.

The house also has a basement area with a woodshed that can be used as a workshop and an antique tavern located next to the woodshed.

Renovated in 2019, it is ready to move in.

In the yard there is a lawn with a beautiful fireplace with a barbecue for relaxing and socializing outdoors.

One of the options for additional relaxation is a swimming pool.

Pazin is ideally located in the center of Istria, connected by all main roads to Istrian cities, while the Istrian Y offers quick access to Rijeka and the rest of Croatia.

The city itself offers a wealth of natural beauty such as the famous Pazin Cave and the Zarečki Krov waterfalls, creating a perfect blend of nature, culture and peace and proximity to all amenities necessary for everyday life.

