EURO PARTNER
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Code :	00041
Location :	Vižinada
Building area :	272 m2
Land area :	2000 m2
Number of bedrooms :	4
Number of bathrooms :	4
Distance from the sea :	15 km

Price : 1.000.000 €

BUILDING

Number of rooms :	5
Number of floors :	1
Energy class :	in preparation
Year of construction :	2022

AMENITIES

Sea view :	Yes

HEATING & COOLING

Air conditioning :	Yes
Underfloor heating :	Yes
Fireplace :	Yes

INFRASTRUCTURE

Electricity :	Yes
Sewerage :	Yes

DOCUMENTATION

Ownership certificate :	Yes
Building permit :	Yes
Occupancy permit :	Yes

With a view of the beautiful Istria, you can take in the whole wealth of diversity, from the snow-whiteness of the nearby mountains, the undulations of green fields and fields, plains and valleys, undulating areas with vineyards and olive groves, to the blueness of the endless sea.
This villa from our offer is located in a small town in such a beautiful region, completely hidden from the hustle and bustle of the city.
This is a modern villa that captivates at first glance, both with its decoration and an interesting combination of elements that fit perfectly into the minimalist style.
Its living area of

272 square meters is spread over two floors - ground floor and first floor.
On the lower floor, there is a living room connected to the kitchen and dining room, and these two rooms are separated from each other by only one part of the partition, which also has a decorative function.
On the ground floor there is also one bedroom with its own bathroom.
An elegant staircase leads to the first floor where there are three more

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bedrooms, each with its own bathroom.
Every room offers a beautiful view of the olive groves and the beautiful nature that surrounds this villa and gives it a special charm.
The house has large glass openings that allow enough light and frame a beautiful view, but in relation to the stone cladding, the owners wanted to balance the ratio of glass and stone, open and closed, and thus interpret traditional architecture.
The courtyard of this villa becomes the focal point of the villa, seamlessly connected to the living room and kitchen, and overlooks the pool and gardens.
One of the strongest assets of this villa is its elevated location, which offers a panoramic view.