



Code :	30132
Location :	Oprtalj
Building size :	315 m2
Lot size :	4000 m2
Distance from center :	0 m
Distance from sea :	0 m
Seaview :	No
Number of floors :	3
Number of rooms :	4
Number of bathrooms :	4
Year of construction :	n/a
Energy efficiency :	Not specified
Air conditioning system :	Yes

Price : 1.200.000 €

ISTRIAN VILLA WITH POOL AND 4,000 m² OF LAND – OPRTALJ

In a peaceful and authentic Istrian setting, in the village of Oprtalj, a complete renovation of the existing house with a gross area of approximately 280 m² is planned, transforming the property into a representative Istrian villa with a private pool.

The house spans two floors, and the large area allows for the design of a spacious living area, multiple bedrooms and bathrooms, as well as additional amenities according to the final project.

A special value of the property is the large land area of as much as 4,000 m². Approximately 2,000 m² is located in the construction zone, while the remaining 2,000 m² is classified as agricultural land.

As part of the renovation, the construction of a private pool, landscaping of a large yard, terraces, and outdoor relaxation and socializing areas are planned.

The large plot provides a high degree of privacy and numerous possibilities for landscaping according to personal preferences. After renovation, the property will represent an attractive blend of traditional Istrian ambiance and modern living.

An excel...