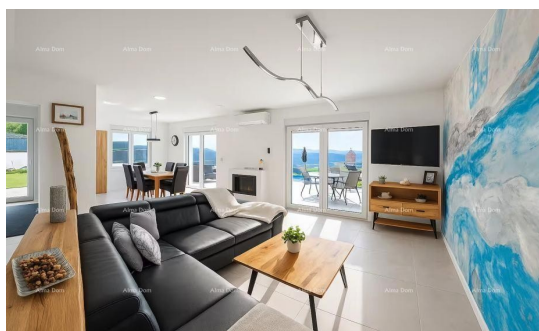
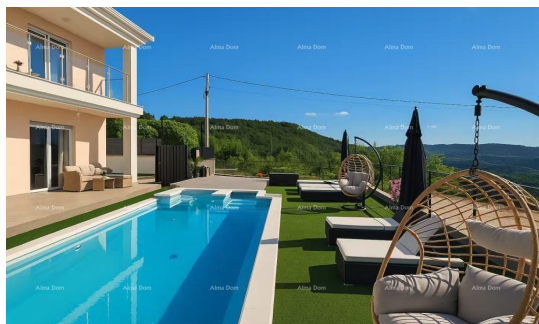




Code :	29658
Location :	Cerovlje
Building size :	197 m2
Lot size :	700 m2
Distance from center :	0 m
Distance from sea :	0 m
Seaview :	No
Number of floors :	2
Number of rooms :	2
Number of bathrooms :	3
Year of construction :	2026
Energy efficiency :	Not specified
Parking :	Yes
Air conditioning system :	Yes

Price : 820.000 €

In a picturesque Istrian setting, not far from Grimalda, there is a modern villa that offers complete privacy, top-notch amenities, and a beautiful panoramic view. This property is an excellent choice for a peaceful family life, an exclusive vacation home, or an investment in tourist rentals.

The villa has a living area of 180 m² and is situated on a plot of land totaling 1,400 m², which consists of two building plots of 700 m² each. The additional plot opens up numerous possibilities for future owners, whether for building a guest house, tavern, garage, sports facilities, or expanding the tourist offering.

The interior has been carefully designed to provide maximum comfort. The villa features two spacious bedrooms, three modernly furnished bathrooms, an airy living room connected to the kitchen and dining area, and covered terraces that allow for enjoyment of nature throughout the year.

Special emphasis has been placed on relaxation facilities. The private wellness area includes an infrared sauna and an indoor jacuzzi for four to five people, while the landscaped yard features a heated pool measuring 3.5
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