



<b>Code :</b>	02579
<b>Location :</b>	Višnjan
<b>Building size :</b>	210.00 m <sup>2</sup>
<b>Plot size :</b>	230 m <sup>2</sup>
<b>Distance from center :</b>	3500 m
<b>Distance from see :</b>	17000 m
<b>Numer of floors :</b>	3
<b>Number of bedrooms :</b>	3
<b>Number of bathrooms :</b>	1
<b>Parking :</b>	Yes
<b>Energy efficiency :</b>	being prepared
<b>Year of construction :</b>	1800
<b>Year of last adaptation :</b>	2023
<b>Građevinska :</b>	Yes

**Price :** 230.000 €

SURROUNDINGS OF VIŠNJAN, approx. 3.5 km and approx. 17 km from Poreč - an autochthonous Istrian stone house of approx. 210 m<sup>2</sup> on three floors in the Rohbau phase - the house has been renovated: roof, gutters, mezzanine structure, electricity and water installations, external carpentry, floor glaze - the first phase of air conditioning, the walls are lined with gypsum boards and an excavation was made for the septic tank - the possibility of wood heating and the first phase of air conditioning - the house consists of two taverns located on the ground floor, a living room, a kitchen and a dining room, 2 bedrooms, bathrooms and storage rooms on the first floor and high attic: bedroom - garden across the road and behind the house, a total of approx. 230 m<sup>2</sup>. Electricity and water connection. Since the house is not completely finished, the buyer is given the opportunity to complete it according to his own wishes.