



Tinjan, beautiful stone house in the heart of Istria

Croatia, Istria

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| Price: | € 590 000 |
| Object type | House |
| Market | New building |
| Year built | 2024 |
| Bedrooms | 4 |
| Number of rooms | 4 |
| Land area | 564 m2 |
| Area | 171 m2 |
| Category | For sale |



Tinjan, in the vicinity of Tinjan, there is a beautiful luxurious one-story house in the Istrian style, located in a quiet location, on a plot of 564 m2, with a total gross area of 171 m2. The net useful area of the house is 131 m2, and the area of the terrace is approx. 100 m2.

This house consists of an entrance hall, kitchen, dining room, guest toilet, living room, four bedrooms, three bathrooms and a technical room.

The dining room and three bedrooms have access to a paved terrace that leads to the pool. Underfloor heating will be installed throughout the house, there will be one air conditioning unit in all rooms, the floor will be paved with stone type, stone ertes on all openings, aluminum - PVC carpentry will be light beige with mosquito nets on the window openings and sanitary facilities in the bathrooms .

In the kitchen, there will be a stone sink, handmade and designed especially for this house. There will also be a stone fireplace in the corner of the kitchen.

Part of the facade of the house will be covered with traditional Istrian stone, richly arranged profiled stone consoles under the roof that hold the stone cover and a profiled gutter 25 cm wide.

An L-shaped swimming pool with a total area of 32 m2 (8 x 4) will be located on the spacious garden. There will be two parking spaces next to the house.

The plot will be surrounded by a low stone wall in view of privacy and the beautiful nature that the house overlooks.

This house is under construction, in a high renovation phase. The planned completion of the works is the summer of 2025.



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We are at your disposal for all other questions!

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