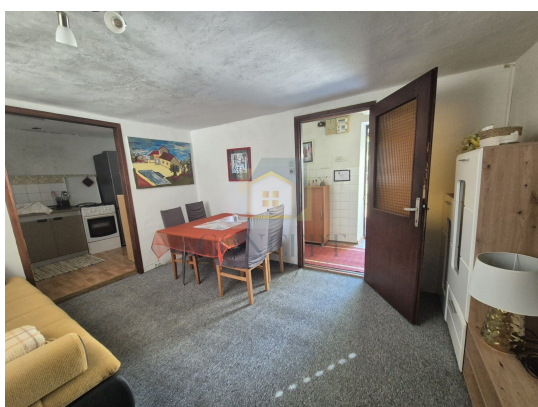
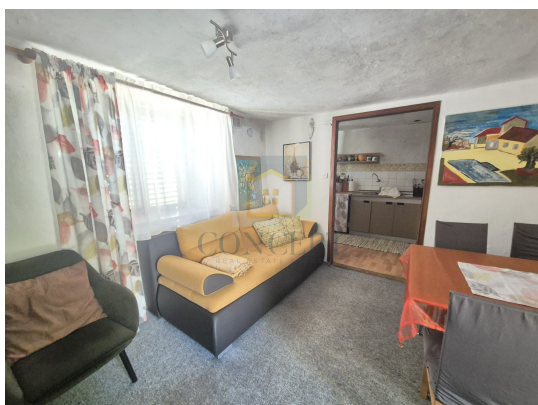




Code :	00636
Location :	Tinjan
Building area :	250 m ²
Land area :	560 m ²
Distance from the center :	2000 m
Distance from the sea :	22000 m
Number of floors :	2
Number of bedrooms :	3
Number of bathrooms :	1
Storage room :	Yes
Parking :	Yes
Terrace :	Yes
Fireplace :	Yes
Ownership certificate :	Yes
Building permit :	Yes
Occupancy permit :	Yes
Septic tank :	Yes

Price	250.000 €
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For sale is an authentic Istrian stone house full of charm and character, located in a peaceful area near Tinjan, surrounded by the traditional atmosphere and spirit of Istria. The property offers a total of 250 m² of living space and a 560 m² plot.

The house consists of a basement and a residential floor on the first floor, which includes three bedrooms, a bathroom, kitchen and dining area. In addition to the main house, there are two further buildings – a traditional Istrian stable and an additional room, both offering numerous possibilities for renovation, adaptation and repurposing.

The house is heated by a fireplace.

The property requires renovation, but this is precisely where its great potential lies. Original stone details, authentic Istrian architecture and the additional buildings provide an excellent foundation for creating a beautiful family holiday home, a tourist property or an interesting investment project.

This is an excellent opportunity for lovers of Istrian tradition and investors who recognize the value of authentic properties with character and great potential.