



Location :	Novigrad
Code :	05716
Object area :	330.00 m2
Land area :	550.00 m2
Distance from center :	1500 m
Distance from sea :	500 m
Seaview :	No
Parking :	No
Garage :	No
Basement :	No
Floor :	Ground floor
Number of floors :	3
Number of bedrooms :	0
Number of bathrooms :	0
Year of construction :	1830
Additional building potential :	Yes

Price :	2.242.500 Kn
Price :	299.000 €

Located in the municipality of Tar-Vabriga, just **100 meters from the renowned Lanterna Premium Camping Resort and 500 meters from beautiful beaches**, this authentic Istrian stone estate from the mid-19th century offers exceptional potential for a luxury residence or tourism investment.

The property consists of a main stone house and an adjoining building spread over three levels, complemented by a spacious garden with enough room for a swimming pool, sun deck, and additional amenities. Complete renovation is required, yet original features such as high ceilings, exposed wooden beams, and a traditional stone fireplace provide a remarkable foundation for a unique project.

A special highlight is the historic rock-carved water cistern, ideal for creating an exclusive wine cellar, wellness area, or a distinctive entertainment space.

Thanks to its outstanding location near one of Croatia's most prestigious tourist resorts, this property represents a rare opportunity for a luxury villa, boutique accommodation, or an authentic Istrian hospitality concept.