

Idrija area – Beautiful, located near the Kendo manor, amazing views, sunny position



Property details

Type:	House
Bedrooms:	4
Land included:	11.573 m2
Size:	326 m2
Region:	N. Primorska (e.g. Bovec, Most na Soči)
City:	Spodnja Idrija
Built:	1990



Description

This is an unique property located in Spodnja Idrija. It includes a residential building, an outbuilding of historical importance and a considerable amount of land.

The house was built in 1990. It is 326 sqm and spreads over 3 floors.

On the ground floor there is the main entrance, hallway with staircase, toilet, kitchen, balcony, large dining room, balcony, spacious living room with access to the garden and yard, and a large garage.

Upstairs there are 4 spacious and bright bedrooms, a balcony with a wonderful view over the hills in the surrounding area, a large bathroom and a hallway with a staircase.

In the basement there is a hallway, with exit to the outside area, storage rooms and a heating room.

The house is extremely spacious and bright. The layout of the rooms is extremely functional.

The house is modern, furnished and connected to the outside area where the garden and park are located. Suitable for all those who want to live in private, peaceful locations still close to the infrastructure.

Within the estate, there is also the over 300-year-old "Kenda's granary" with original frescoes, with the possibility of conversion into a residential building, work studio, etc.

The land is 11,573 sqm.

A beautifully planted and carefully designed park with vegetation next to the building ensures peace and privacy.

The estate also includes fully buildable plots and allows for further possibilities. Kenda Manor is located in the immediate vicinity, which is part of the prestigious Relais & Chateaux group, and wonderful restaurant

Spodnja Idrija is an extremely rich settlement with history. It is the second largest settlement in the Municipality of Idrija, located along the Idrija river, 4 km below Idrija. In 2001, the Entente Florale won a silver medal at the international competition of cities and smaller towns or villages in terms of the arrangement of living areas and the quality of life.

The Idrijca and Kanomeljca rivers are extremely popular with fly fishers that come to this area.

All infrastructure is located within a distance of 500-1,000 m. Ljubljana: 63 km, Ljubljana Airport 80 km, Idrija 4 km, Cerklje na Gori 23 km, Cerklje 16 km.

As a condition of purchase, the buyer pays commission in the amount of 2% of the property purchase price + VAT