

Lake Bohinj area– Sweet cottage in a village close to Lake Bohinj

519.000 €



Property details

Type:	House
Bedrooms:	2
Land included:	305 m2
Size:	136 m2
Region:	Gorenjska (e.g. Bled, Bohinj, Kr. Gora)
City:	Studor
Built:	1600
Renovated:	2013



Description

This lovely cottage is situated in a village just 3km from the lakeshore.

The cottage is situated in a quiet area with no traffic. From the house and the balcony you have superb views over the surrounding area and the mountains.

The house is semi-detached, was built in 1600, fully renovated in 2013. The renovation was done in accordance and approved by the Heritage Committee. It is 136 sqm and has 2 floors.

On the ground floor there is an entrance hallway, toilet, 2 bedrooms with en-suite bathrooms.

On the upper floor there is an open-plan living and dining area, with large doors/windows, a balcony and a large kitchen. The kitchen is equipped with all necessary appliances. There is also a wood-burning fireplace in the living room.

In the attic there is a gallery with an office space and can be converted into an additional room if needed.

The house has architectural plans for potential to be converted in to two separate living sections, one for living & one for rental opportunities.

Nice outside space to sit out and relax.

Perfect for those who enjoy spending time in nature still close to infrastructure.

Lake Bohinj is located only 3 km away.

Above the lake there is a skiing resort. The Vogel ski resort and viewpoint is named after the 1923-metre-high mountain in the south-eastern part of the Julian Alps. The cable car takes you to Brown Rock, 1000 metres above Lake Bohinj, at an altitude of 1535 metres. From there you can enjoy an unforgettable view of the Bohinj Basin with Lake Bohinj. You can also admire the Julian Alps and its highest peak, Triglav.

There is also a new bicycle path constructed that will allow you to cycle from this area to Lake Bled.

All the infrastructure is within 3 -7 km.

As a condition of purchase, the seller points out that the buyer must reimburse the seller a part of the property sale costs in the amount of 2% of the property purchase price + VAT

