



## 3 Bed Townhouse For Sale In Banovici Bosnia and Herzegovina



### Информация об агенте

Название:	ArKadia
Название компании:	
Страна:	Великобритания
Телефон:	
Languages:	Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish

### Детали объявления

Недвижимость:	На продажу
Цена:	USD 410,720.83

### Местоположение

Страна:	Босния
Почтовый индекс:	75290
Добавлено:	01.02.2025
Описание:	3 Bed Townhouse For Sale In Banovici Bosnia and Herzegovina

Esales Property ID: es5554039

Oskova 9A

Banovici

75290

Bosnia and Herzegovina

The townhouse comes with two garages, located in the suburb Oskova of Banovici, Bosnia and Herzegovina. (5-minute drive to the town centre, where one can experience the local cuisine and explore the outside markets over the weekend). The property consists of 3 bedrooms (excluding the kitchen) and 2 bathrooms, (with the larger main bathroom on the ground floor and a smaller one upstairs).

The ground floor terrace has a front view of the property and the garages whilst the upstairs terrace has a mountain view and a glimpse of the main road and another side property. The townhouse is a 5-minute walk to the plot of land (also included in this sale) intended for either a commercial or private build.



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The townhouse can be accessed from the side road that connects to the main road leading to other towns and cities. The area is generally quiet, and one can hear birds chirping in the morning hours, which allows for a nice and quiet rest over the weekends or even every day if one has no work obligations during the weekdays. (Opposite of the side road is an old dwelling that was recently bought by a developer who intends to build a hotel, the development due date is unknown at this time.)

A few of the many tourist attractions in the area are:

Konjuh mountain which is surrounded by several rivers – 23kms away and approximately 50 minute drive from the property. During the winter season, the mountain offers skiing and other winter activities whilst during the summer months one can enjoy private hiking tours whilst taking in the breathtaking views, exploring the mountain sites, swimming and other various water activities.

Etno Avlija Mackovac – is a 10-minute drive to the traditional village located alongside the river Oskova. The village has a museum that offers over 30,000 exhibits. The village atmosphere alone takes one hundreds of years back in time enriching one with an unexplained yet enchanted experience. The village also has a local restaurant allowing one to indulge in local traditional cuisine.

Pannonian Lakes (known as salt lakes believed to have potent healing properties) – are a 35 minutes' drive. At the site there is also an archaeological park and replica of a Neolithic village.

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## ABOUT THE AREA

Banovići is a town in northeastern Bosnia and Herzegovina, located in Tuzla Canton, one of 10 cantons of the Federation of Bosnia and Herzegovina. It is a very famous cultural center with plenty of natural attractions and places of interest, including mountains, parks, caves, nature preserves, wonderful riversides, and recreation facilities. The town's economy is also based on the mining industry.

Bosnia and Herzegovina, nestled in the heart of southeastern Europe, is a land of captivating beauty and rich history. This fascinating country boasts snow-capped mountains, cascading waterfalls, lush valleys, and a captivating coastline along the Adriatic Sea. Its cultural tapestry is woven with influences from Ottomans, Slavs, and Austro-Hungarians, reflected in its diverse architecture, traditions, and cuisine.

### A Journey Through Time:

From the iconic Stari Most bridge in Mostar, a UNESCO World Heritage Site, to the captivating Ottoman architecture of Sarajevo, Bosnia and Herzegovina is a living museum. Explore the medieval fortresses dotting the landscape, delve into the mysteries of ancient necropolis sites, and witness the legacy of empires past in its charming towns and vibrant cities.

### Nature's Paradise:

Bosnia and Herzegovina is a haven for outdoor enthusiasts. Hike through the breathtaking Dinaric Alps,



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kayak down crystal-clear rivers, or cycle along scenic trails amidst verdant forests. In winter, hit the slopes of Jahorina or Bjelašnica, renowned for their excellent skiing and snowboarding opportunities.

### Cultural Tapestry:

Immerse yourself in the warmth and hospitality of the Bosnian people. Savor delicious local specialties like 'burek' (flaky pastry filled with meat or cheese) and 'pljeskavica' (grilled meat patty), all washed down with a strong cup of Bosnian coffee. Experience the vibrant music scene, attend traditional folk festivals, and witness the captivating 'Sevdah' music, inscribed on the UNESCO Intangible Cultural Heritage List.

### Beyond the Tourist Trail:

Venture beyond the popular tourist destinations and discover hidden gems. Explore the charming villages nestled in the mountains, visit historic monasteries tucked away in remote valleys, and connect with the locals to gain a deeper understanding of their unique culture and traditions.

### A Place to Call Home:

Bosnia and Herzegovina offers a welcoming environment for those seeking a slower pace of life and a rich cultural experience. With its affordable cost of living, stunning natural beauty, and friendly people, it's no wonder many are drawn to this captivating country.

Whether you're a history buff, a nature lover, or simply seeking a unique travel experience, Bosnia and Herzegovina has something to offer everyone. So, pack your bags and embark on an unforgettable journey to this hidden gem of Southeast Europe.

### MAiN FEATURES:

- \* 100m<sup>2</sup> of living space
- \* 200m<sup>2</sup> plot
- \* 3 Bedrooms
- \* 2 Bathrooms
- \* Stunning Views
- \* Private Parking
- \* Needs Modernizing
- \* Close to essential amenities such as supermarkets and pharmacies
- \* Close to many excellent bars and restaurants
- \* Great base from which to discover other fantastic areas of Bosnia and Herzegovina
- \* Many excellent sports facilities, walking and cycling areas nearby
- \* Rental Potential through Airbnb and Booking.com

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## Общие



Спальни: 3  
Ванные комнаты: 2  
Готовые кв.м.: 100 кв м  
Площадь участка: 200 кв м

## **Lease terms**

Date Available:

## **Дополнительная информация**

URL вебсайта: [http://www.arkadia.com/UAJM-T2335/?utm\\_campaign=multicast&utm\\_medium=web&utm\\_source=IMLIX.COM](http://www.arkadia.com/UAJM-T2335/?utm_campaign=multicast&utm_medium=web&utm_source=IMLIX.COM)

## **Contact information**

IMLIX ID: 18703-es5554039

